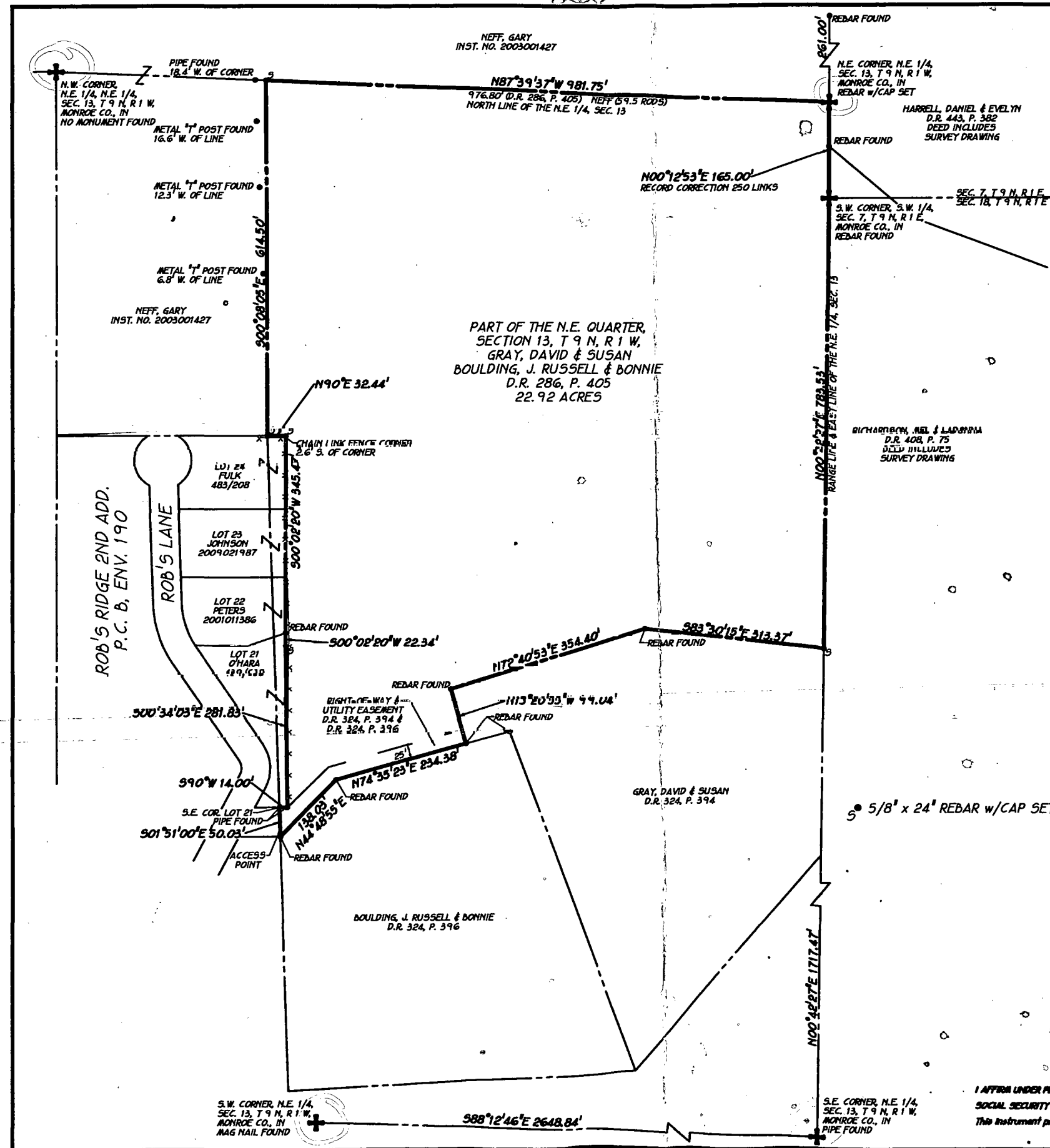


T09N-R01W-13\_0000\_MCS



**PART OF THE N.E. QUARTER,  
SECTION 13, T 9 N, R 1 W,  
MORRIS COUNTY, IN  
JOB NO. 5011039  
SHEET 1 OF 1**

EXHIBIT \_\_\_\_\_

LEGAL DESCRIPTION

Owners: David L. Gray, Susan K. Gray, J. Russell Boulding, and Bonnie H. Boulding  
Source: Deed Record 236, Page 405

22.92 ACRES

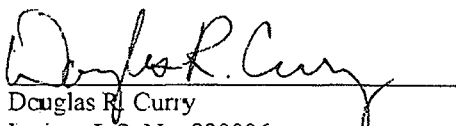
A part of the Northeast quarter of Section 13, Township 9 North, Range 1 West, Bloomington Township, Monroe County, Indiana, more specifically described as follows:

Beginning at a 5/8-inch diameter rebar with a cap engraved "BYNUM FANYO 890006" (called "monument" for the remainder of this description) set at the northeast corner of said Northeast quarter of Section 13; Thence on the north line of the Northeast quarter North 87 degrees 39 minutes 37 seconds West (basis of bearings being Deed Record 439 at page 638, Deed Record 483 at page 208, Instrument 2001011386, and Instrument 2009021987, office of the Monroe County Recorder) 981.75 feet (59.5 rods) to a monument set; Thence leaving said north quarter section line South 00 degrees 08 minutes 05 seconds East 614.50 feet to a monument set at the northeast corner of Rob's Ridge Second Addition (Plat Cabinet B, envelope 190, Monroe County Recorder); Thence leaving Rob's Ridge Second Addition and on the boundary lines established by Deed Record 439 at page 638, Deed Record 483 at page 208, Instrument 2001011386, and Instrument 2009021987, office of the Monroe County Recorder North 90 degrees East 32.44 feet to a monument set; Thence South 00 degrees 02 minutes 20 seconds West 345.47 feet to a rebar found; Thence continuing South 00 degrees 02 minutes 20 seconds West 22.34 feet to a monument set; Thence South 00 degrees 34 minutes 03 seconds East 281.83 feet to an iron pipe found; Thence South 90 degrees West 14.00 feet to an iron pipe found marking the southeast corner of Lot 21 in Rob's Ridge Second Addition; Thence leaving Lot 21 and on the east right-of-way line of Rob's Lane South 01 degree 51 minutes 00 seconds East 50.03 feet to a rebar found; Thence leaving Rob's Lane and on the northerly lines of Deed Record 324 at page 396, and Deed Record 324 at page 394 North 44 degrees 48 minutes 55 seconds East 138.03 feet to a rebar found; Thence North 74 degrees 35 minutes 23 seconds East 234.38 feet; Thence North 15 degrees 20 minutes 55 seconds West 99.04 feet to a rebar found; Thence North 72 degrees 40 minutes 53 seconds East 354.40 feet to a rebar found; Thence South 83 degrees 30 minutes 15 seconds East 313.37 feet to a monument set on the east line of said Northeast quarter of Section 13; Thence leaving said northerly lines and on said east quarter section line North 00 degrees 42 minutes 27 seconds East 783.53 feet to a rebar found marking the southwest corner of Section 7, Township 9 North, Range 1 East; Thence continuing on said east line North 00 degrees 12 minutes 53 seconds East 165.00 feet (250 links) to the point of beginning and containing 22.92 ACRES, more or less, according to Licensed Land Surveyor 890006, Douglas R. Curry, in August of 2011.

SUBJECT to a Right-Of-Way and Utility Easement of record in Deed Record 324 at page 396, and Deed Record 324 at page 394.

SUBJECT to rights-of-way and easements

Certified this 31<sup>st</sup> day of August, 2011

  
Douglas R. Curry  
Indiana L.S. No. 890006  
Bynum Fanyo & Associates, Inc.  
523 N. Walnut Street  
Bloomington, IN 47404  
812-332-8030 tel





LAND SURVEYING

(812) 334-8941

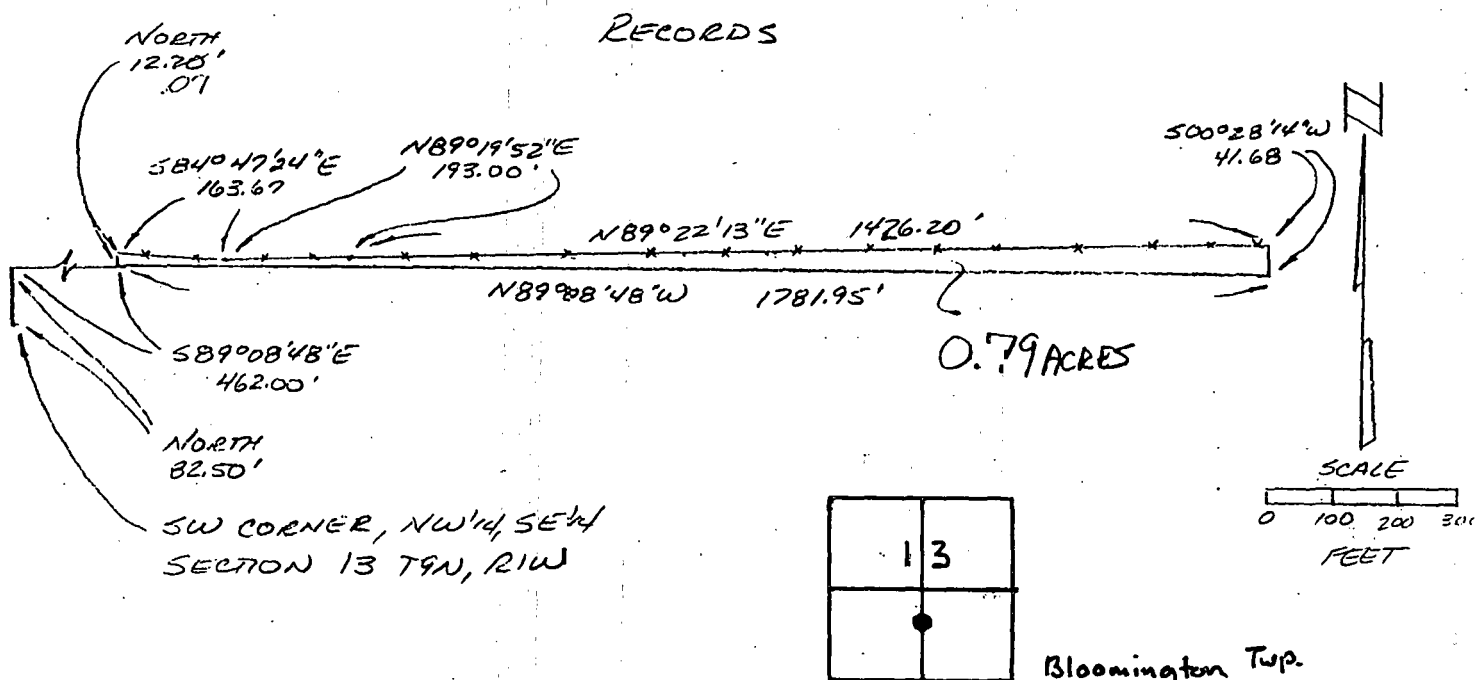
205 N. College Ave.  
Suite 512  
Bloomington, IN 47404

CLIENT

PHIL RECORDS

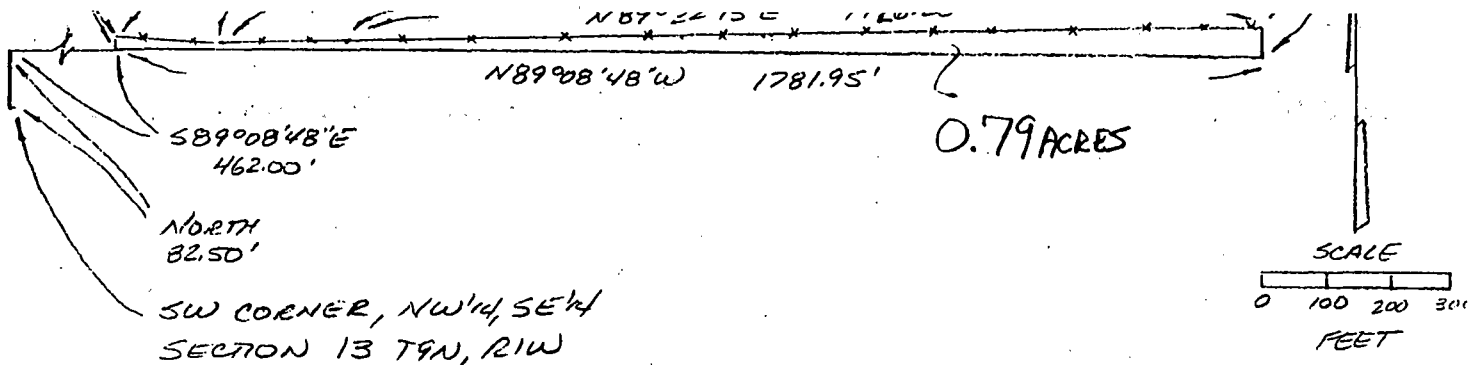
BASIS of BEARING

WEST LINE of SE 1/4  
SECTION 13 - T9N - R1W  
ROTATED TO NORTH



Part of the Northwest quarter of the Southeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, and more particularly described as follows: Beginning at the Southwest corner of said quarter quarter section thence North 82.50 feet; thence South Eighty-nine (89) degrees, Eight (08) minutes, Forty-eight (48) seconds East 462.00 feet to the true point of beginning; thence North 12.07 feet to an existing fence line; thence along said fence line the following bearings and distances: South Eighty-four (84) degrees, Forty-seven (47) minutes, Twenty-four (24) seconds East 163.67 feet; thence North Eighty-nine (89) degrees, Nineteen (19) minutes, Fifty-two (52) seconds East 193.00 feet; thence North Eighty-nine (89) degrees, Twenty-two (22) minutes, Thirteen (13) seconds East 1,426.20 feet to the fence corner thence leaving said fence line South Zero (00) degrees, Twenty-eight (28) minutes, Fourteen (14) seconds West 41.68 feet (to a point 82.5 feet North of the South line of said quarter quarter); thence North Eighty-nine (89) degrees, Eight (08) minutes, Forty-eight (48) seconds West 1,781.95 feet to the true point of beginning. Containing 0.79 acres, more or less.

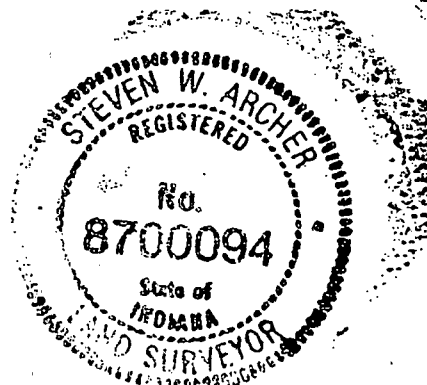




Part of the Northwest quarter of the Southeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, and more particularly described as follows: Beginning at the Southwest corner of said quarter quarter section thence North 82.50 feet; thence South Eighty-nine (89) degrees, Eight (08) minutes, Forty-eight (48) seconds East 462.00 feet to the true point of beginning; thence North 12.07 feet to an existing fence line; thence along said fence line the following bearings and distances: South Eighty-four (84) degrees, Forty-seven (47) minutes, Twenty-four (24) seconds East 163.67 feet; thence North Eighty-nine (89) degrees, Nineteen (19) minutes, Fifty-two (52) seconds East 193.00 feet; thence North Eighty-nine (89) degrees, Twenty-two (22) minutes, Thirteen (13) seconds East 1,426.20 feet to the fence corner thence leaving said fence line South Zero (00) degrees, Twenty-eight (28) minutes, Fourteen (14) seconds West 41.68 feet (to a point 82.5 feet North of the South line of said quarter quarter); thence North Eighty-nine (89) degrees, Eight (08) minutes, Forty-eight (48) seconds West 1,781.95 feet to the true point of beginning. Containing 0.79 acres, more or less.

I, Steven W. Archer, hereby certify that I am a Registered Land Surveyor, licensed with the Laws of the State of Indiana, and that the above plat and description correctly represent a land survey completed by me on May 24, 1994, and that the monuments shown thereon actually exist and are to the best of my knowledge and belief accurately shown.

*Steven W. Archer*  
Steven W. Archer  
RLS 8700094



6/8/94 gmb  
bmt

EMENT SURVEY

2 &

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, ALL IN  
FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 12; THENCE  
SOUTH LINE OF SAID SECTION 12; THENCE LEAVING SAID SOUTH LINE SOUTH 00  
GREES 02 MINUTES 40 SECONDS WEST 346.39 FEET TO THE WEST LINE OF THE  
CE ALONG SAID WEST LINE NORTH 00 DEGREES 00 MINUTES 49 SECONDS EAST  
00 DEGREES 28 MINUTES 30 SECONDS EAST 2634.61 FEET ALONG THE WEST  
SAID EAST HALF; THENCE SOUTH 87 DEGREES 38 MINUTES EAST 1315.66 FEET  
SAID EAST HALF; THENCE SOUTH 00 DEGREES 11 MINUTES 49 SECONDS WEST  
BEGINNING.

T (per 865-IAC-12)

W OWNER: Raymond Joseph & Ruth Ann Schneider

as as described in said Source of Title.

East.

include a report by the Surveyor presenting his  
dary lines and corners. Causes of uncertainty and

tle, and the boundaries of the specified sections and quarter sections as  
located during the performance of the field survey and are thought to

corner of the said Section 12, also being the Northeast corner of said Section 13.  
corner of the East half of the Southeast quarter of said Section 12.  
corner of the East half of the Southeast quarter of said Section 12.  
uthwest corner of a 10.00 acre tract in Section 7, Township 9 North, Range  
and revised May 26, 1998.

also being the North line of said Section 13.  
mber 24 in Rob' Ridge Subdivision, Second Addition.  
mber 24 in Rob' Ridge Subdivision, Second Addition.  
mber 25 in Rob' Ridge Subdivision, Second Addition.

theast corner of the Southwest quarter of the Northeast quarter of said Section 12.  
at the Southeast

of the said

at the Northwest  
12.  
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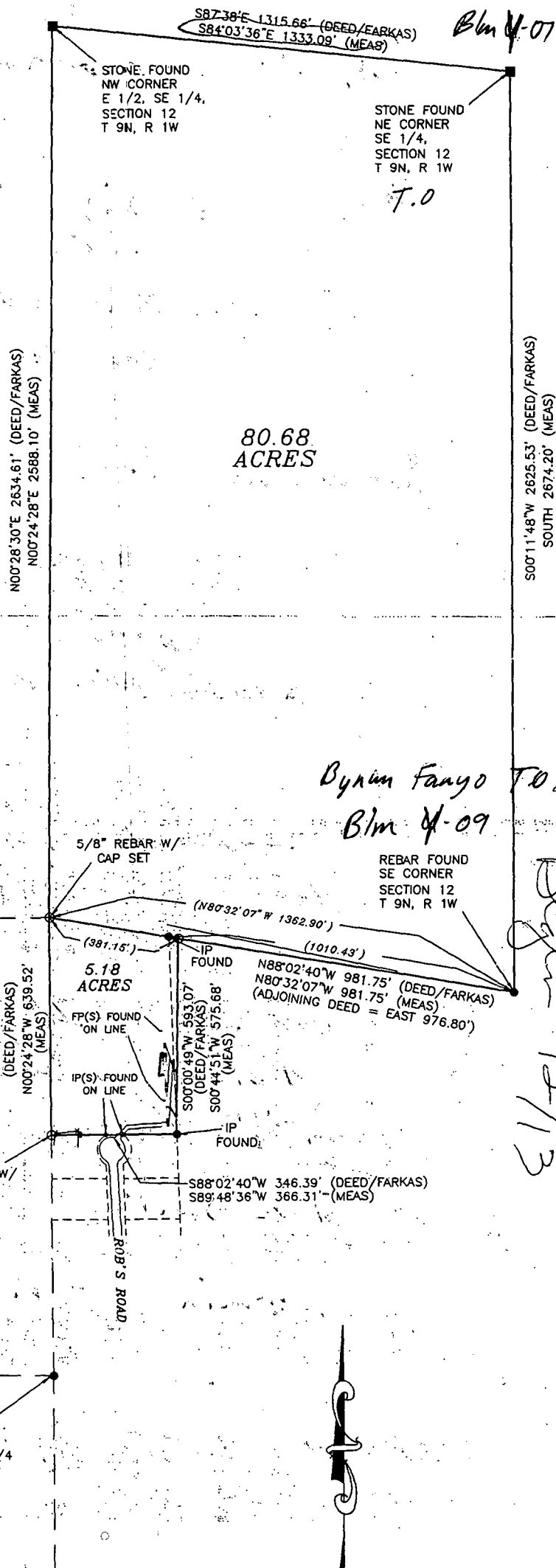
on of property that  
sts deviates from  
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at the said  
ection 13. The fence  
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if the said Lot

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st corner of said  
etween the two

88, but with no  
ons 13 and 12

arkas and  
wn on the plat.  
st.



November

SAB list

Ben So K-05

per I-21 Dillman

per ~~5-05~~ 6-05

per 7-07

Sa Cr A-05

Sa Cr C-05

Sa Cr C-07

Sa Cr A-07

Agenda Per K-11 check mail/RR spikes  
Surveyor Report packets

New

County Section Corner Maps  
M.P.

Mid course letters

Sec Cor 10-22-07

Tecumseh Trail Map.

Washington + Jackson Co. topo

Lagors. Disney Lake  
landmark point selection

I-69

~~Caldwell Center~~

~~Nov 2 1100 Bust~~

GIS → KMZ

Nov 307 Washington IN

Bethel United Methodist  
CARR annual Meeting

Steve Smith

Garmin & photo Per M-11  
Per O-11

List of Lists

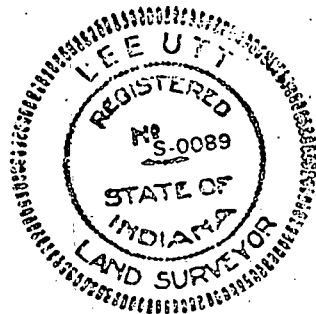
Legal Description:

A part of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, bounded and described as follows: Beginning at a point on the East line of said quarter quarter that is 498 ft. South of the Northeast corner of said Northeast quarter of the Northwest quarter; thence from said point of beginrning and with the East line of said quarter quarter and running South 01°-21' East for 165.19 ft.; thence leaving the east line of said quarter quarter and running South 37°-36' West for 57.95 ft.; thence North 48°-49' West for 212.00 ft.; thence South 37°-36' West for 300.00 ft. and to the centerline of a County road; thence with the centerline of said County road and running North 48°-49' West for 400.00 ft.; thence leaving the centerline of said road and running North 27°-20'-20" East for 398.84 ft.; thence South 36°-41' East for 110.00 ft.; thence South 60°-00' East for 95.37 ft.; thence South 42°-34'-30" East for 215.15 ft.; thence South 85°-48'-50" East for 194.65 ft. and to the point of beginning. Containing 4.34 acres, more or less.

*Lee Utt*

Lee Utt, R.L.S. #S0089, Indiana

October 23, 1972



R.R. 14, box 291, Gardner Rd., Bloomington, Ind.

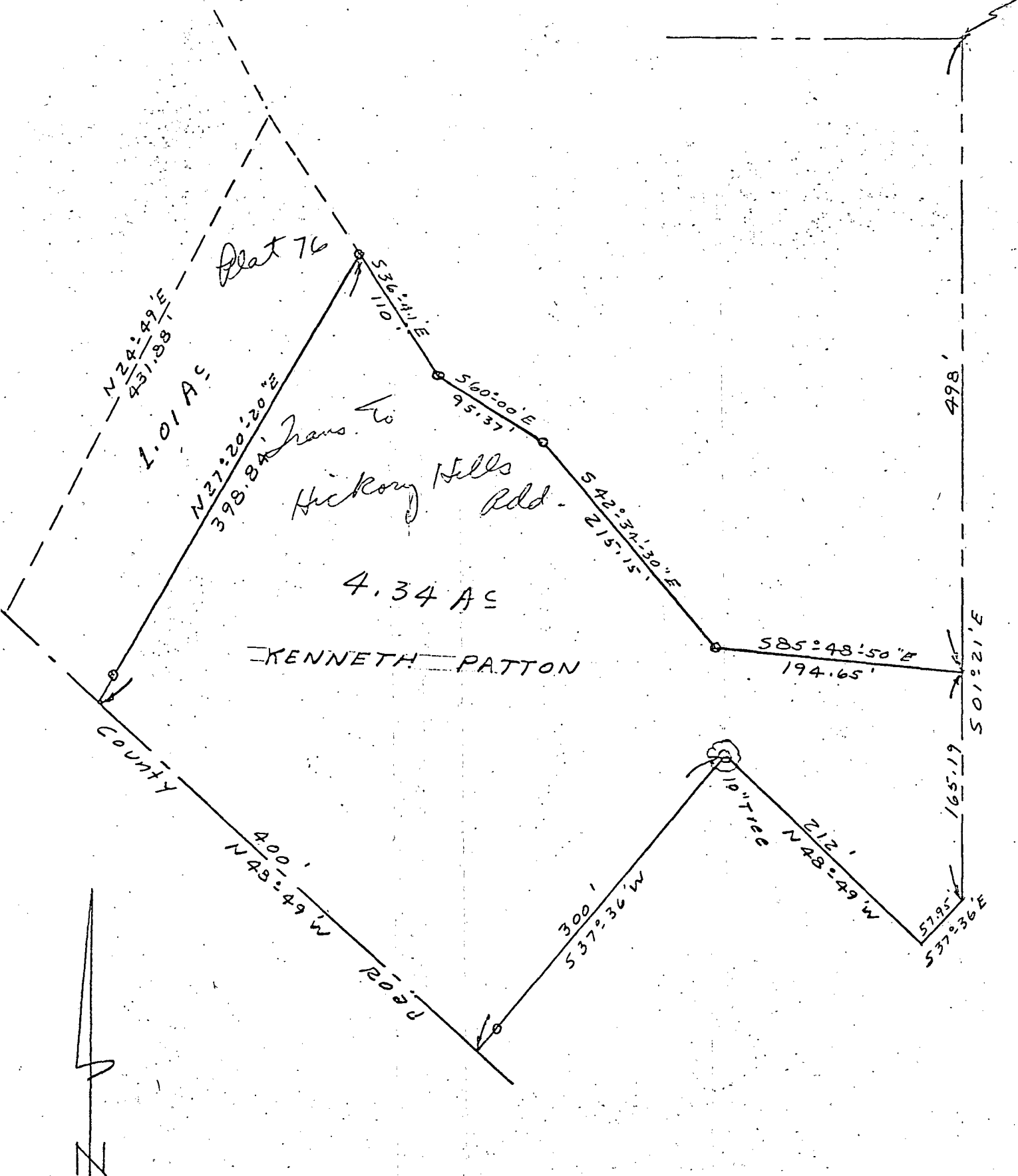
**FILED**

EEB 9 1979

*John W. Davis*  
Auditor Monroe County, Indiana



N-E corner, N-E 1/4  
N-W 1/4, SEC. 13, 9N, 14E



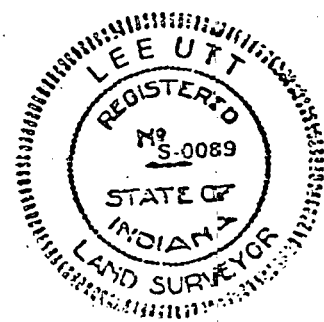
Scale 1" = 100'  
October 23, 1972

LEE UTT, Registered Land Surveyor #50089, Ind.  
R.R. 14, box 291, Gardner Rd., Bloomington, Ind.

**FILED**

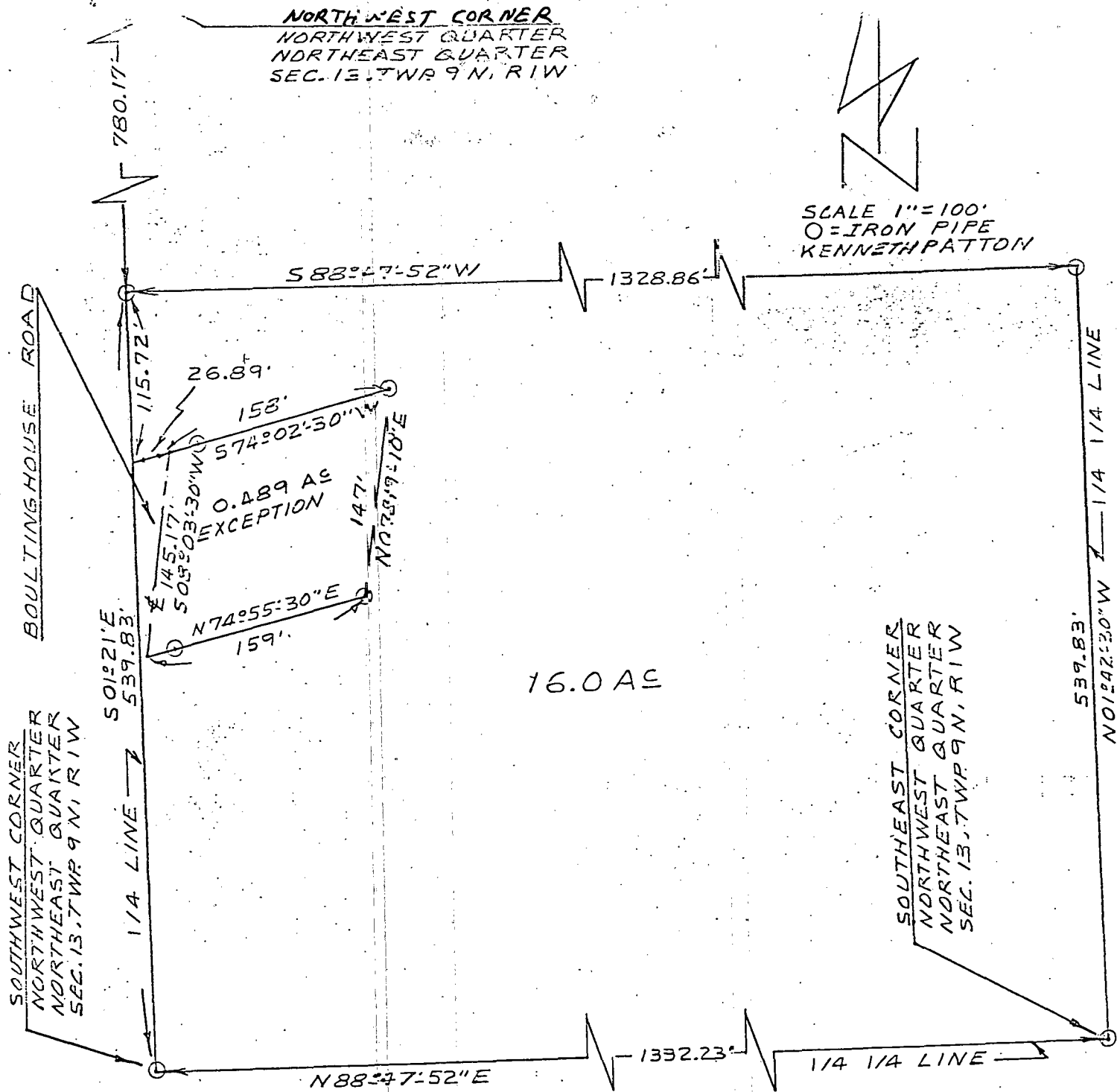
EEB 9 1979

John W. Davis  
Auditor Monroe County, Indiana



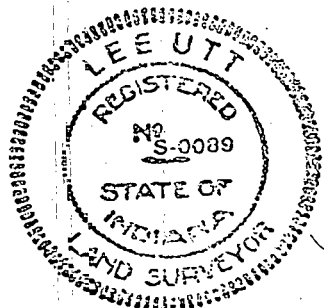
NORTH WEST CORNER  
NORTHWEST QUARTER  
NORTHEAST QUARTER  
SEC. 13, TWP 9 N, R 1 W

SCALE 1"=100'  
O=IRON PIPE  
KENNETH PATTON



State of Indiana  
County of Monroe

I, Lee Utt, hereby certify that I am a Land Surveyor licensed in compliance with the laws of the State of Indiana; that the above plat and attached description correctly represents a survey completed by me on August 8, 1975; that all monuments shown thereon actually exist; and that their location and type are, to the best of my knowledge accurately shown.



*Lee Utt*  
Lee Utt, R. L. S. # S0089, Indiana

Patton

Sup. Sec 13 2-9-79

NORTHWEST CORNER  
NORTHWEST QUARTER  
NORTHEAST QUARTER  
SEC. 13, TWP. 9N, R. 1W

SCALE 1"=100'

S 88°47'52"W  
255'

S 88°47'52"W  
1071.60'

10.77 AC

KENNETH PATTON

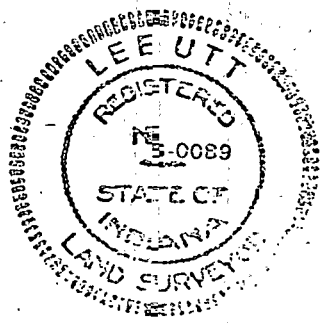
361.17'  
N 01°42'30"W  
1/4 1/4 LINE

1328.86'  
N 88°47'52"E

SOUTHWEST CORNER  
NORTHWEST QUARTER  
NORTHEAST QUARTER  
SEC. 13, TWP. 9N, R. 1W

Legal description:

A part of the Northwest quarter of the Northeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, bounded and described as follows: Beginning at a point on the West line of said quarter quarter, said point being 459.00 feet South of the Northwest corner of said quarter quarter; thence from said point of beginning and with said West line and running South 01°-21' East for 321.17 feet and to a point that is 539.83 feet North of the Southwest corner of said quarter quarter; thence leaving said West line and parallel with the South line of said quarter quarter and running North 88°-47'-52" East for 1328.86 feet and to the East line of said quarter quarter; thence with said East line and running North 01°-42'-30" West for 361.17 feet; thence leaving said East line and parallel with the North line of said quarter quarter and running South 88°-47'-52" West for 1071.60 feet; thence South 01°-21' East for 40 feet; thence South 88°-47'-52" West for 255 feet and to the point of beginning. Containing 10.77 acres, more or less.



Lee Utt, R. L. S. # 50089, Indiana

FILED

EE39 1979

John W. Davis  
Auditor Monroe County, Indiana

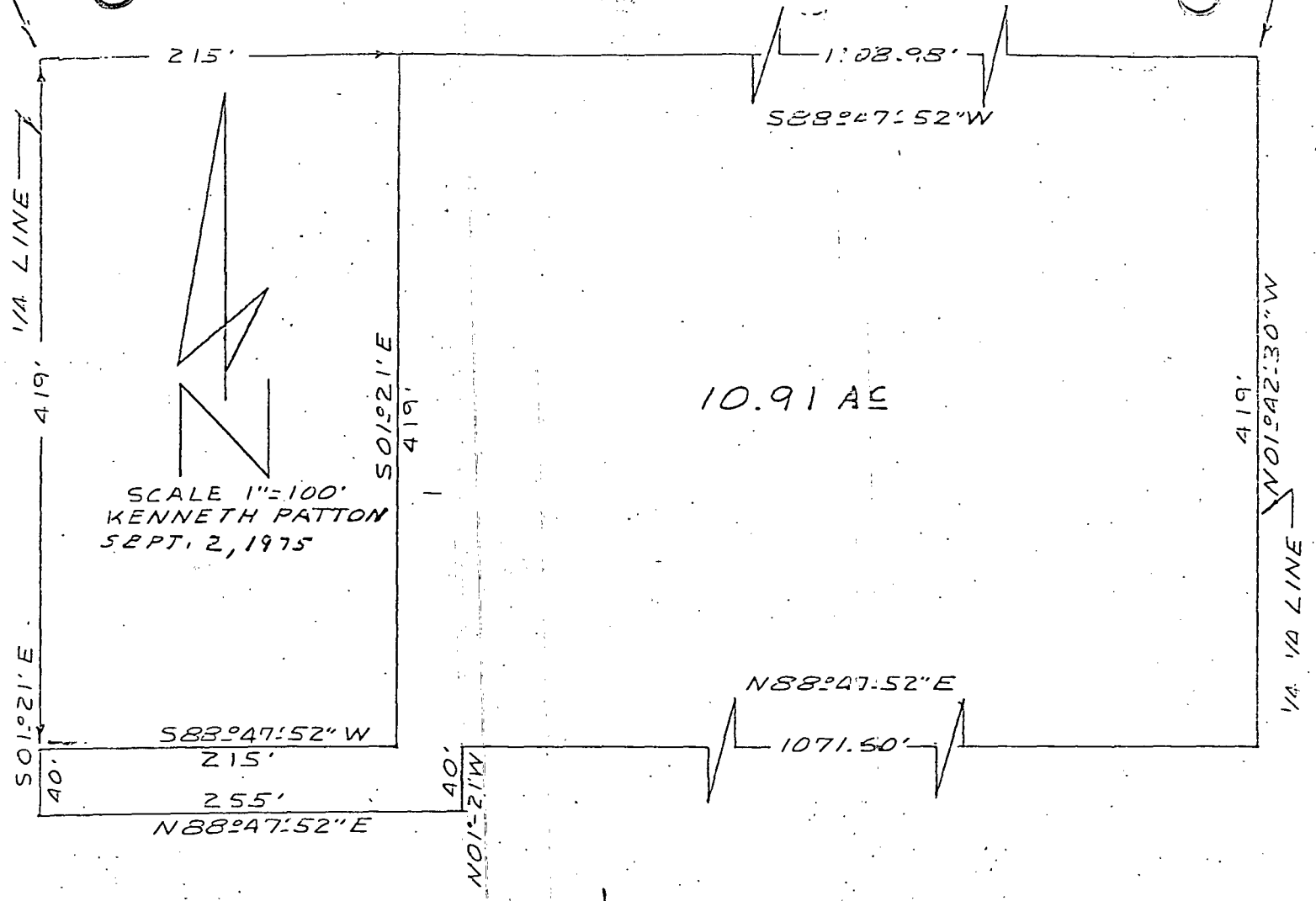
Legal map. Sub B

2-9-79

NORTHWEST CORNER  
NORTHWEST QUARTER  
NORTHEAST QUARTER  
SEC. 13, TWP. 9N, R. 1W

Patton

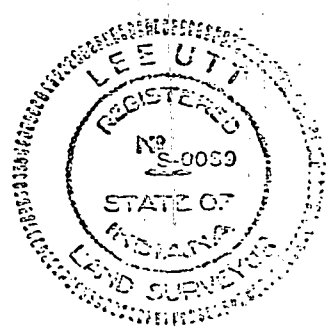
NORTHEAST CORNER  
NORTHWEST QUARTER  
NORTHEAST QUARTER  
SEC. 13, TWP. 9N, R. 1W



Legal description:

A part of the Northwest quarter of the Northeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, bounded and described as follows: Beginning at a point on the West line of said quarter quarter, said point being 419 feet South of the Northwest corner of said quarter quarter; thence from said point of beginning and with said West line and running South 01°-21' East for 40 feet; thence leaving said West line and running North 88°-47'-52" East for 255 feet; thence North 01°-21' West for 40 feet; thence North 88°-47'-52" East for 1071.60 feet and to the East line of said quarter quarter; thence with said East line and running North 01°-42'-30" West for 419 feet and to the Northeast corner of said quarter quarter; thence with the North line of said quarter quarter and running South 88°-47'-52" West for 1108.98 feet; thence leaving said North line and running South 01°-21'-East for 419 feet; thence South 88°-47'-52" West for 215 feet and to the point of beginning. Containing 10.91 acres, more or less.

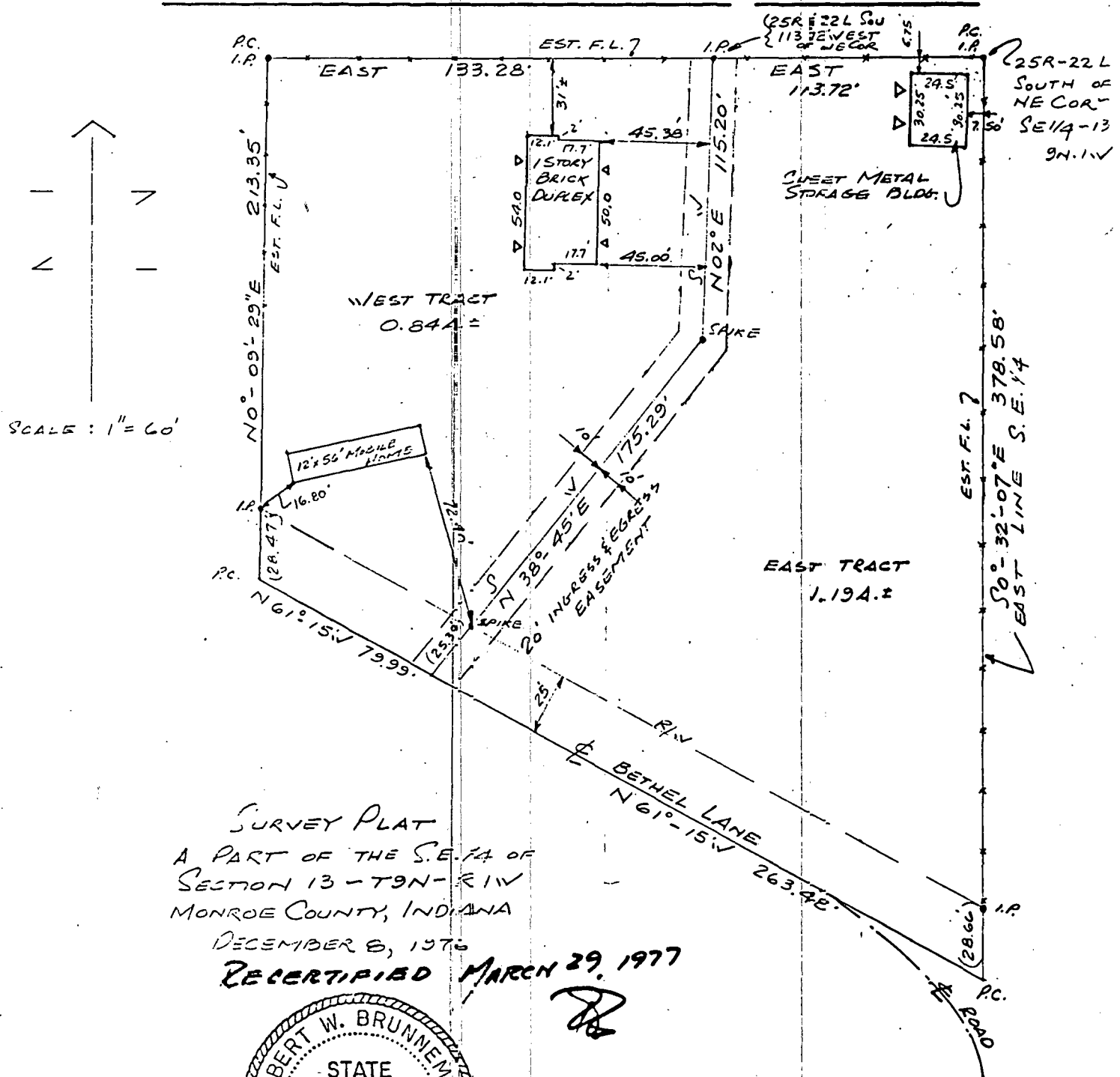
*Lee Utt*  
 Lee Utt, R. L. S. # S0089, Indiana



**FILED**  
 FEB 9 1979  
*John W. Davis*  
 Auditor Monroe County, Indiana



**ENGINEERS and SURVEYORS**  
811 ANITA STREET  
BLOOMINGTON, INDIANA 47401  
Phone 332-2603



# BLOOMINGTON ENGINEERING COMPANY

ENGINEERS and SURVEYORS  
811 ANITA STREET  
BLOOMINGTON, INDIANA 47401  
Phone 332-2603



## McCLANAHAN DESCRIPTIONS

A part of the Southeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, described as follows:

### East Tract

Beginning at a point on the East line of said Southeast quarter a distance of 25 rods and 22 links South of the Northeast corner of said Southeast quarter, thence  $S0^{\circ}32'-07''E$  over and along the East line of said quarter section for a distance of 378.58 feet to the centerline of Bethel Lane extended, thence  $N61^{\circ}15'W$  for a distance of 263.48 feet to a point in the centerline of Bethel Lane, thence  $N38^{\circ}45'E$  for a distance of 175.29 feet, thence  $N02^{\circ}E$  for a distance of 115.20 feet, thence East for a distance of 113.72 feet to the place of beginning. Containing 1.19 acres, more or less. Subject to 10 feet of even width off the entire West side for a non-exclusive ingress and egress easement. Also, subject to all easements and rights of way of record.

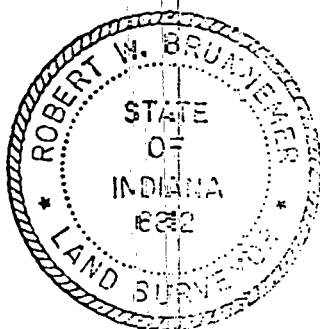
### West Tract

Beginning at a point on the East line of said Southeast quarter a distance of 25 rods and 22 links South of the Northeast corner of said Southeast quarter, thence West for a distance of 113.72 feet to the real point of beginning, thence  $S02^{\circ}W$  for a distance of 115.20 feet, thence  $S38^{\circ}45'W$  for a distance of 175.29 feet to a point in the centerline of Bethel Lane, thence  $N61^{\circ}15'W$  over and along the centerline of said Bethel Lane for a distance of 79.99 feet, thence  $N0^{\circ}09'-29''E$  for a distance of 213.35 feet, thence East for a distance of 183.28 feet to the real point of beginning. Containing 0.84 acre, more or less. Subject to 10 feet of even width off the entire East side for a non-exclusive ingress and egress easement. Also, subject to all easements and rights of way of record.

### Description of Ingress and Egress Easement to Serve Both the Above Described Tracts:

A non-exclusive easement for ingress and egress 20 feet in width lying 10 feet of even width on both sides of the following described line: Beginning at a point that is 25 rods and 22 links South and 113.72 feet West of the Northeast corner of said Southeast quarter, thence  $S02^{\circ}W$  for a distance of 115.20 feet, thence  $S38^{\circ}45'W$  for a distance of 175.29 feet to the centerline of Bethel Lane.

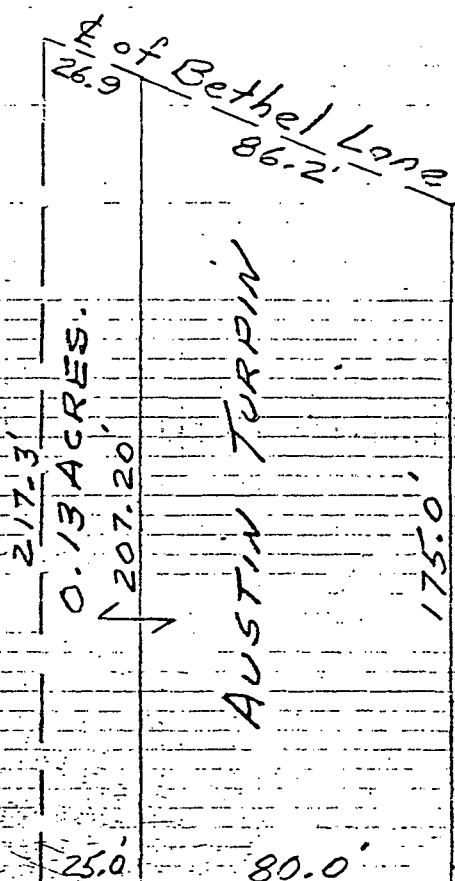
Plat and descriptions prepared from a survey  
conducted under the supervision of:



*Robert W. Brunner*  
Robert W. Brunner  
Registered Land Surveyor  
Indiana Registry #6812  
December 8, 1976

5-10-78  
Sec 13-9-1W

Tract to Turpin  
Blythe Imp Sec. 13

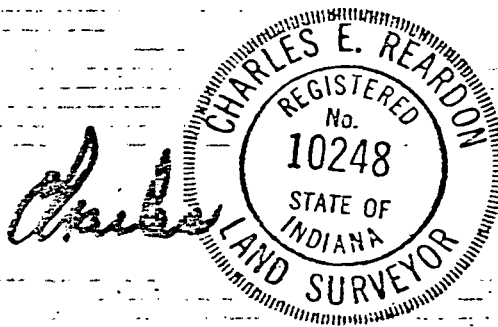


AUSTIN-TURPIN DESCRIPTION

Description:

A part of the North half of the South-East Quarter of Section 13, Township 9 North, Range 1 West, and more fully described as follows;

Beginning at a point 206 feet, North, and 423 feet West, and 257 feet, North, and 80 feet, West, from the North East corner of the South East Quarter, of the South-East Quarter of Section 13, Township 9 North, and Range 1 West; Thence 25 feet West to a point; thence 217.3 feet North to a point in the center-line of Bethel Lane Road, thence 26.9 feet S 68° 04' E along the center-line of Bethel Lane Road to a point, thence 207.2 feet South to the place of beginning, containing 0.13 Acres, more or less, and subject to all legal roads and highways.



FILED  
JUN 1 1978

Plat 82-1430

Plat 67-170

16.00 A

Lee Utt, R. L. S. # 50089, Indiana  
LEE UTT  
REGISTERED LAND SURVEYOR NO. 50089, INDIANA  
OFFICE PHONE 332-6366 HOME PHONE 825-5961  
1604 SOUTH HENDERSON  
BLOOMINGTON, INDIANA 47401

2-9-79

August 8, 1975

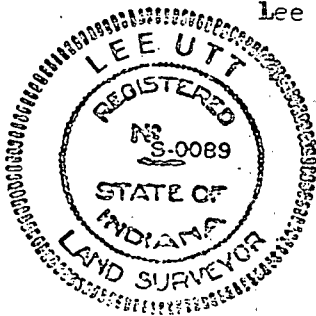
Legal description:

A part of the Northwest quarter of the Northeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, bounded and described as follows: Beginning at the Southwest corner of said quarter quarter; thence from said point of beginning and with the South line of said quarter quarter and running North 88°-47'-52" East for 1332.23 feet and to the Southeast corner of said quarter quarter; thence leaving said South line and with the East line of said quarter quarter and running North 01°-42'-30" West for 539.83 feet; thence leaving said East line and running South 88°-47'-52" West for 1328.86 feet and to a point on the West line of said quarter quarter, said point being 780.17 feet South of the Northwest corner of said quarter quarter; thence with the West line of said quarter quarter and running South 01°-21' East for 539.83 feet and to the point of beginning.

EXCEPT, A part of the Northwest quarter of the Northeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, bounded and described as follows: Beginning at the Northwest corner of said quarter quarter; thence with the West line of said quarter quarter and running South 01°-21' East for 895.89 feet; thence leaving said West line and running North 74°-02'-30" East for 26.89 feet and to a point in the centerline of Boultinghouse Road, said point being the real point of beginning of this description; thence from said real point of beginning and with the centerline of said road and running South 08°-03'-30" West for 145.17 feet; thence leaving the centerline of said road and running North 74°-55'-30" East for 159.00 feet; thence North 07°-19'-10" East for 147.00 feet; thence South 74°-02'-30" West for 158.00 feet and to the real point of beginning. Containing 0.489 acre, more or less.

Containing in the total of the above described tract, after said exception, 16.00 acres, more or less.

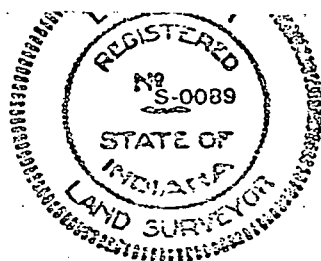
*Lee Utt*  
Lee Utt, R. L. S. # 50089, Indiana



**FILED**

FEB 9 1979

*John W. Davis*  
Auditor Monroe County, Indiana



*Lee Utt*  
Lee Utt, R. L. S. # 50089, Indiana

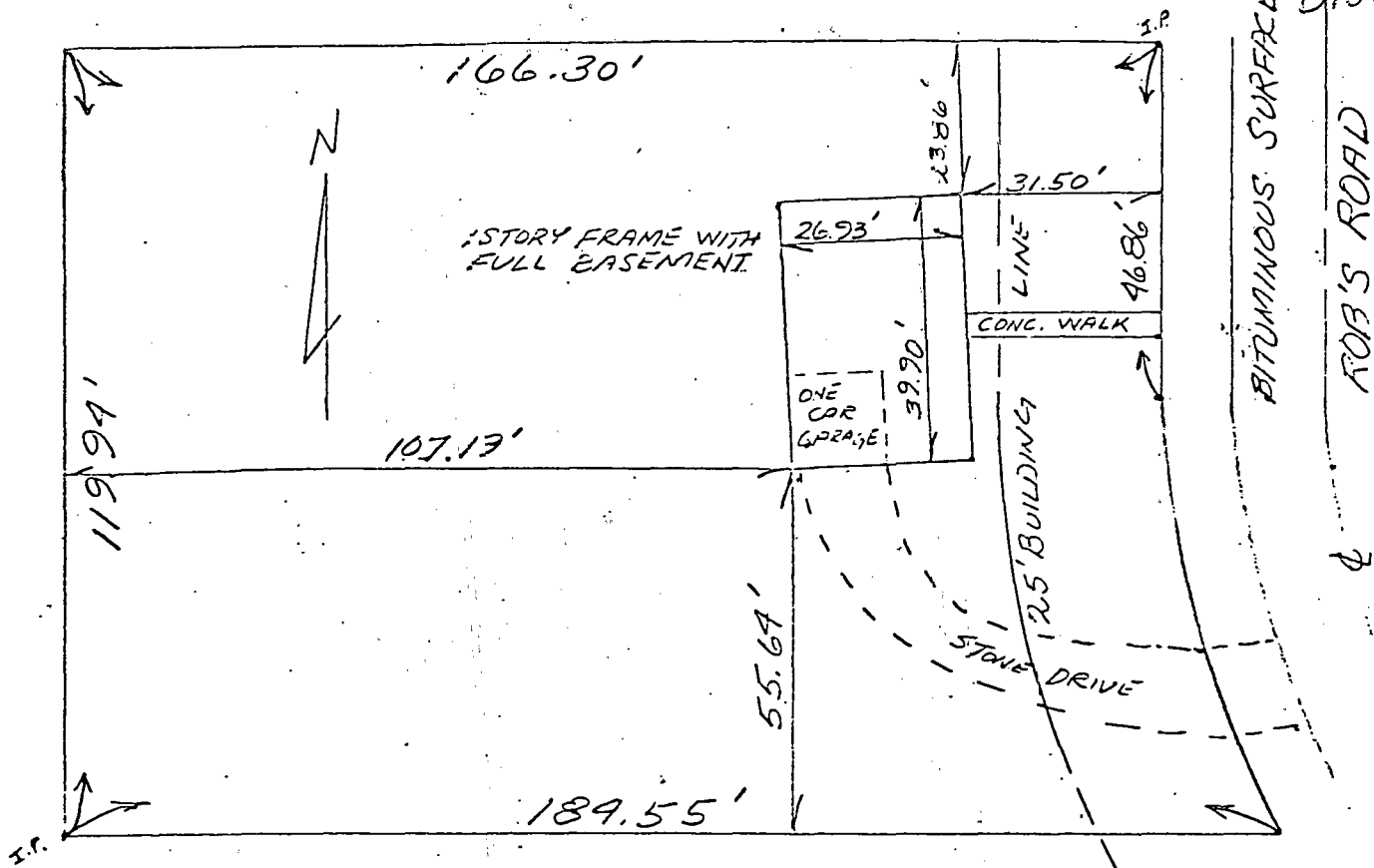
Blytn. Sup.

LOT 27 ROB'S RIDGE - 2ND ADDITION

MAY 9, 1977

SCALE 1" = 30'

RR 10  
Bloomington



Description:

Lot number 27 in Rob's Ridge Second Addition as shown in Plat Book 6, pages 83-83A in the office of the Recorder of Monroe County, Indiana, being a subdivision of part of the East half of the Northeast quarter of Section 13, Township 9 North, Range 1 West.

Engineer's Certification:

I hereby certify that this plat is a true and complete survey of the described property, and further certify that all improvements are wholly within the boundaries of said described property, and that said improvements do not encroach upon any other property, nor are there any encroachments from any other property on said surveyed property.

Raymond Graham  
Raymond Graham  
R P E 8409 Indiana  
3215 N. Smith Pike  
Bloomington, Ind.



Ray L. Siesler

Jacqueline A. Siesler

# BLOOMINGTON ENGINEERING COMPANY

ENGINEERS and SURVEYORS  
811 ANITA STREET  
BLOOMINGTON, INDIANA 47401  
Phone 332-2603

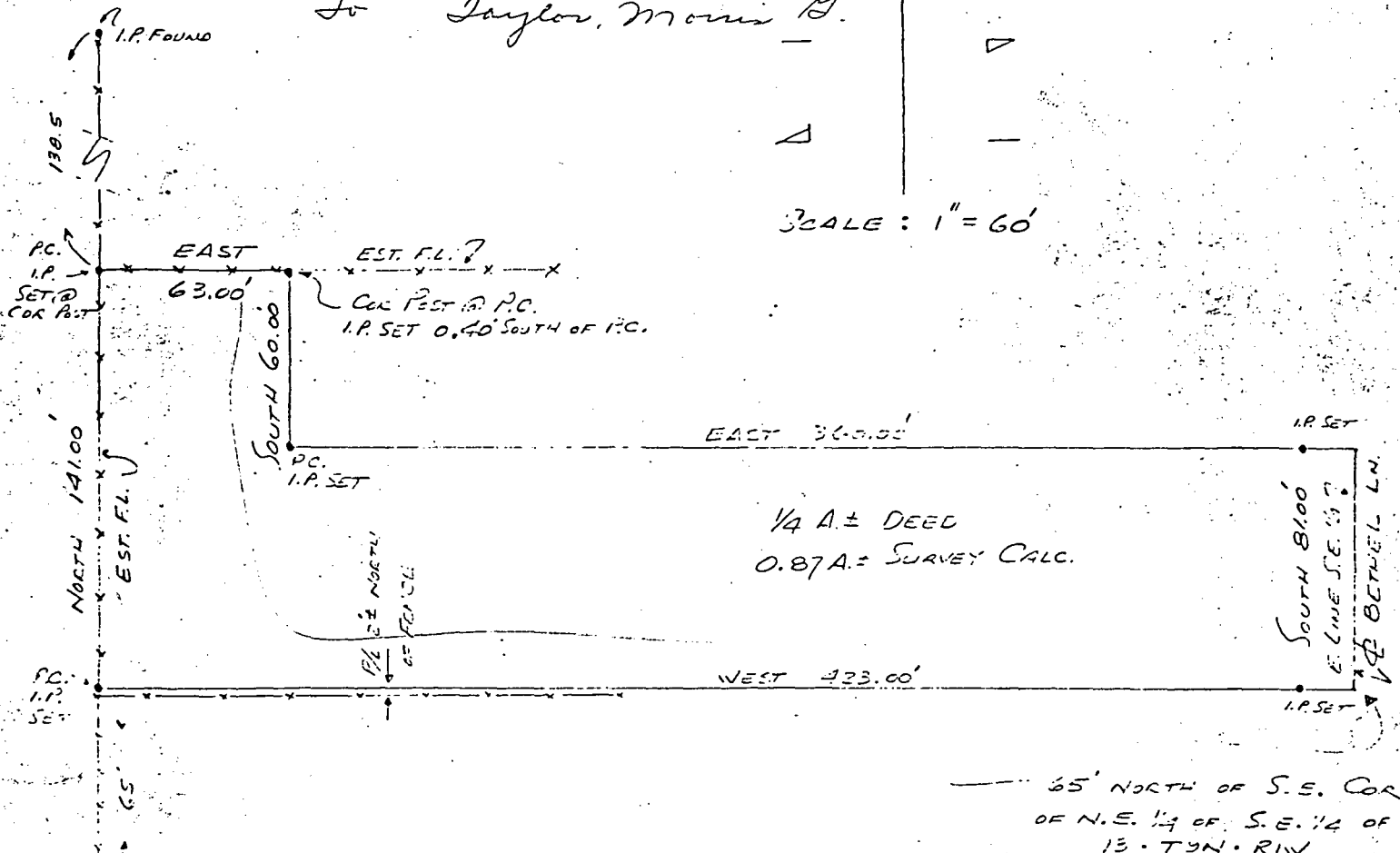


*Begin Map*

From Russ, Roger L.

To Taylor, Morris B.

SCALE: 1" = 60'



*SURVEY FLAT*

A PART OF THE N<sup>1</sup>/<sub>2</sub> OF THE S.E. 1/4  
SECTION 13-T9N-R1W  
MONROE COUNTY, INDIANA  
NOVEMBER 12, 1975

**FILED**  
NOV 17 1975

*John W. Davis*  
Auditor Monroe County, Indiana



*Robert W. Brunner*

ONE CORNER OF THE N-W  
QUARTER OF SECTION 3, T9N,  
R1W, MONROE COUNTY, INDIANA.

MORTGAGE SURVEY

MORTGAGEE:

MORTGAGOR:

I CERTIFY THAT THE ABOVE PLAT REPRESENTS A SURVEY MADE BY ME IN OCTOBER, 1976 OF PROPERTY LOCATED IN MONROE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PART OF THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 9 NORTH, RANGE 1 WEST, MONROE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT THAT IS 1324.04 FEET NORTH AND 259.56 FEET WEST OF THE SOUTHEAST CORNER OF THE S4 & 2 NORTHWEST QUARTER AND ON THE NORTH RIGHT-OF-WAY OF A COUNTY ROAD, THENCE NORTH 48 DEGREES 49 MINUTES WEST ALONG THE ROAD RIGHT-OF-WAY 100.00 FEET, THENCE NORTH 37 DEGREES 36 MINUTES EAST FOR 300.00 FEET, THENCE SOUTH 48 DEGREES 49 MINUTES EAST FOR 100.00 FEET, THENCE SOUTH 37 DEGREES 36 MINUTES WEST FOR 300.00 FEET AND TO THE POINT OF BEGINNING, CONTAINING IN ALL 0.69 ACRES, MORE OR LESS.

I CERTIFY FURTHER THAT THE IMPROVEMENTS LOCATED ON THE ABOVE DESCRIBED REAL ESTATE ARE ENTIRELY WITHIN THE BOUNDARIES THEREOF, AND THAT NO IMPROVEMENTS ENCRATCH THEREON.

OCTOBER 29, 1976

*C. M. Pinnick*  
C. M. PINNICK IND. RLS S0085

*Blgtr Jurg*

*13-9-1W*

*.69 Acres*

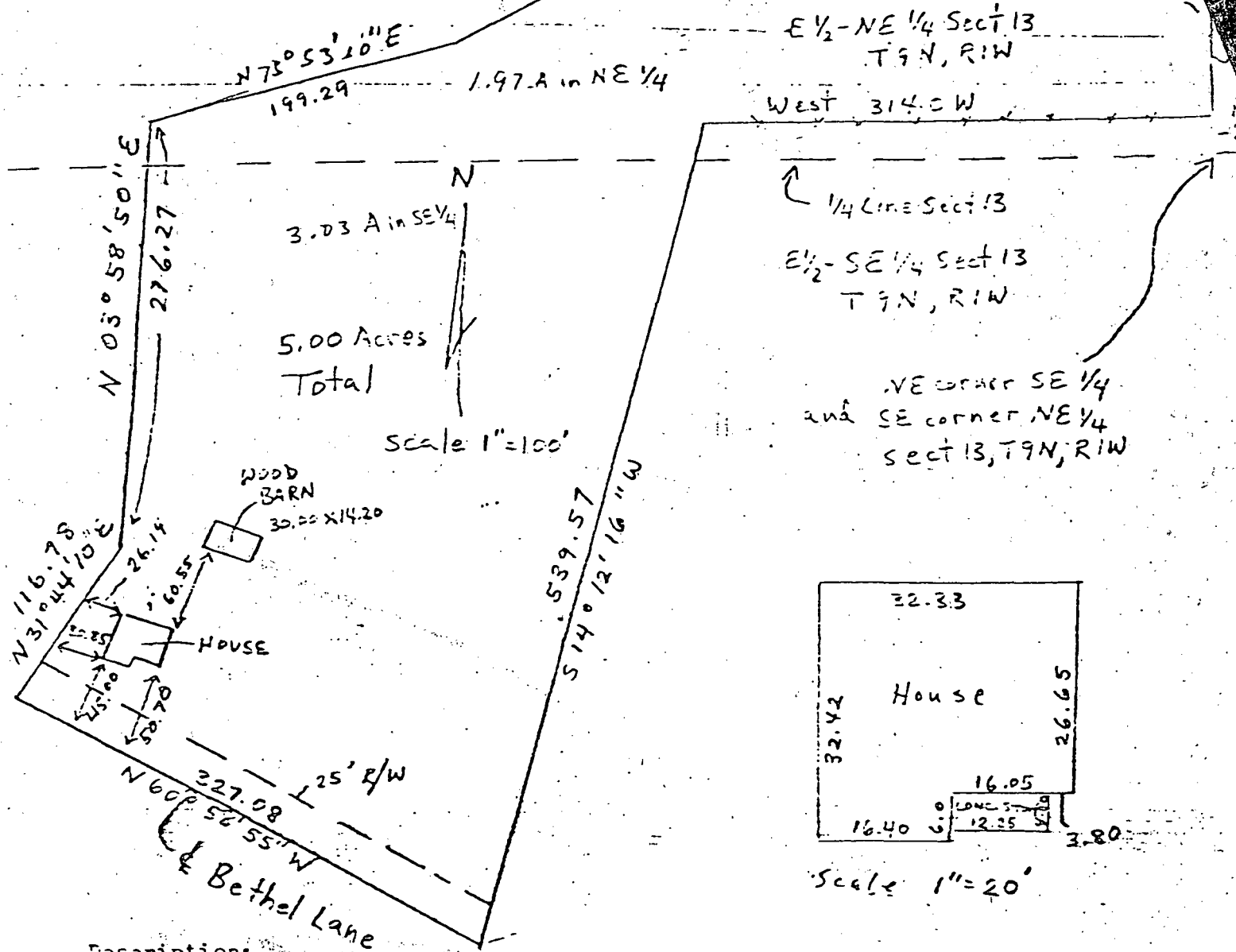




MEADOWS

198.47

EXHIBIT "A"



## Description:

A part of the East half of the Northeast quarter and a part of the East half of the Southeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana described as follows: Beginning at a point 23.29 feet North of the Northeast corner of the East half of the Southeast quarter and also the Southeast corner of the East half of the Northwest quarter of said Section 13, and being in an existing fence corner; thence West along an existing fence for 314.00 feet; thence South 14 degrees 12 minutes 16 seconds West along an existing fence for 539.57 feet and to the centerline of Bethel Lane; thence North 60 degrees 55 minutes 55 seconds West along the Bethel Lane centerline for 327.08 feet; thence North 31 degrees 44 minutes 10 seconds East for 116.78 feet; thence North 03 degrees 58 minutes 50 seconds East for 276.27 feet; thence North 75 degrees 53 minutes 10 seconds East for 199.29 feet; thence North 62 degrees 17 minutes 30 seconds East for 293.88 feet; thence South 85 degrees 05 minutes 29 seconds East for 198.47 feet and to the East line of the East half of the Northeast quarter of said Section 13; thence South along the said East line of Northeast quarter for 189.14 feet and to the point of beginning. Containing in all 5.00 acres more or less. Subject to a 25.00 foot easement along the centerline of Bethel Lane for the County highway right-of-way.

## Engineer's Certification:

I hereby certify that this plat is a true and complete survey of the described property, and further certify that all improvements are wholly within the boundaries of said described property, and that the said improvements do not encroach upon any other property, nor are there any encroachments from any other property on said surveyed property.

James Meadows  
to  
Mark Schenk



Raymond Graham  
Raymond Graham  
R P E 8409 Indiana  
3215 N. Smith Pike  
Bloomington, Ind.  
Nov. 2, 1977

FILED

NOV 14 1977

John W. Davis  
Auditor Monroe County, Indiana

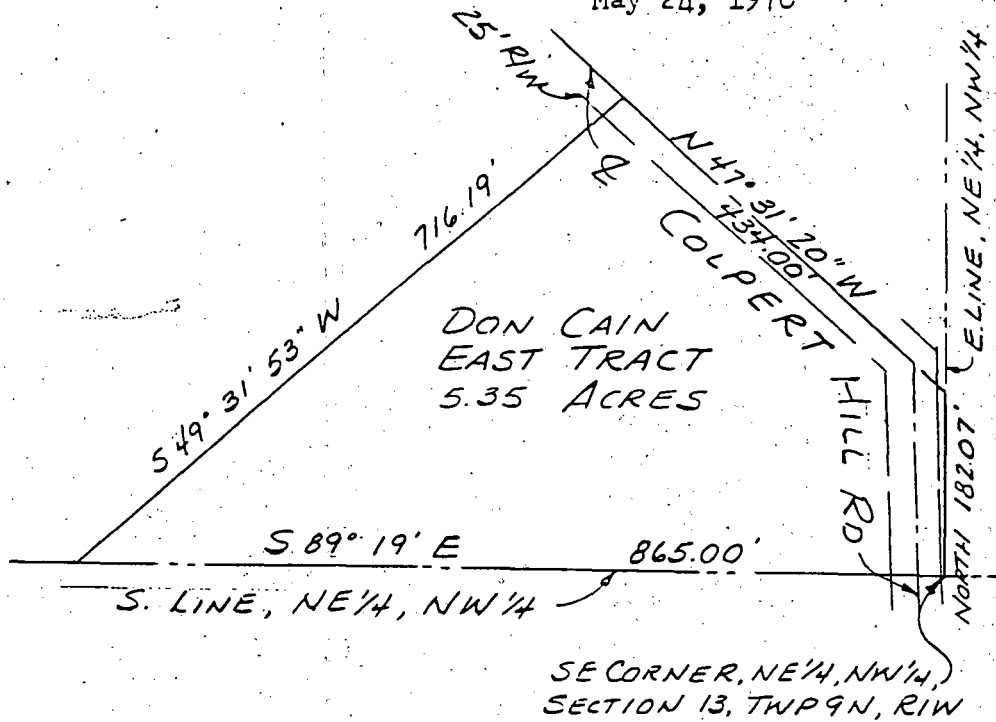
Survey OK per J & L

# RAYMOND GRAHAM

3215 N. SMITH PIKE  
BLOOMINGTON, INDIANA 47401

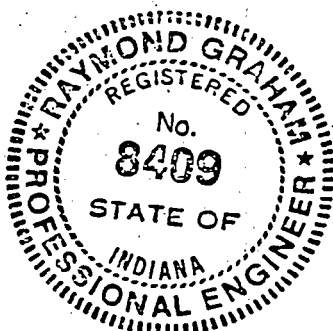
R.P.E. 8409 INDIANA

May 24, 1976



## DESCRIPTION - East Tract

A part of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, described as follows; beginning at the Southeast corner of said Northeast quarter of the Northwest quarter, said point being in the right-of-way of Colpert Hill Road; thence North on and along the East line of said quarter, quarter and along said Colpert Hill Road for 182.07 feet; thence North 47° 31' 20" West into and along the centerline of said Colpert Hill Road for 434.00 feet; thence leaving said centerline and running South 49° 31' 53" West for 716.19 feet and to the South line of said Northeast quarter of the Northwest quarter; thence South 89° 19' East on and along said South line for 865.00 feet and to the point of beginning. Containing in all 5.35 acres more or less. Subject to a 25.00 feet county road right-of-way along the centerline of Colpert Hill Road.



FILED  
JUL 17 1981

*Raymond Graham*

Raymond Graham  
Indiana RPE # 8409  
3215 N. Smith Pike  
Bloomington, Indiana

*William*  
Auditor Monroe County, Indiana

# RAYMOND GRAHAM

3215 N. SMITH PIKE

BLOOMINGTON, INDIANA 47401

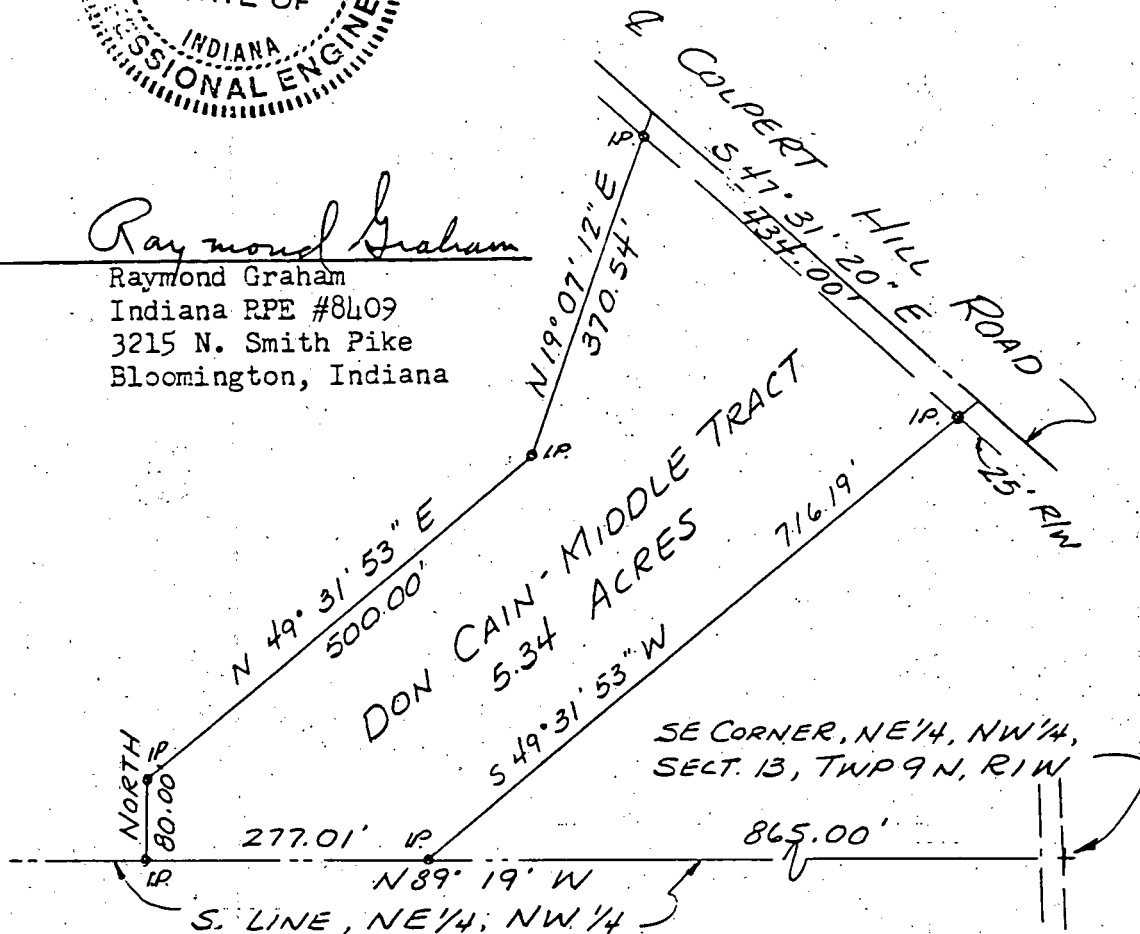
R.P.E. 8409 INDIANA

May 24, 1976



*Raymond Graham*

Raymond Graham  
Indiana RPE #8409  
3215 N. Smith Pike  
Bloomington, Indiana



## DESCRIPTION - Middle Tract

A part of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, described as follows; starting at the Southeast corner of said Northeast quarter of the Northwest quarter, said point being in the right-of-way of Colpert Hill Road; thence North 89° 19' West on and along the South line of said quarter, quarter for 865.00 feet and to the true point of beginning; thence continuing North 89° - 19' West on and along said South line for 277.01 feet; thence leaving said South line and running North for 80.00 feet; thence North 49° 31' 53" East for 500.00 feet; thence North 19° 07' 12" East for 370.54 feet and to the centerline of said Colpert Hill Road; thence South 47° 31' 20" East on and along the centerline of said Colpert Hill Road for 434.00 feet; thence leaving said centerline and running South 49° 31' 53" West for 716.19 feet and to the true point of beginning. Containing in all 5.34 acres more or less. Subject to a 25.00 feet county road right-of-way along the centerline of Colpert Hill Road.

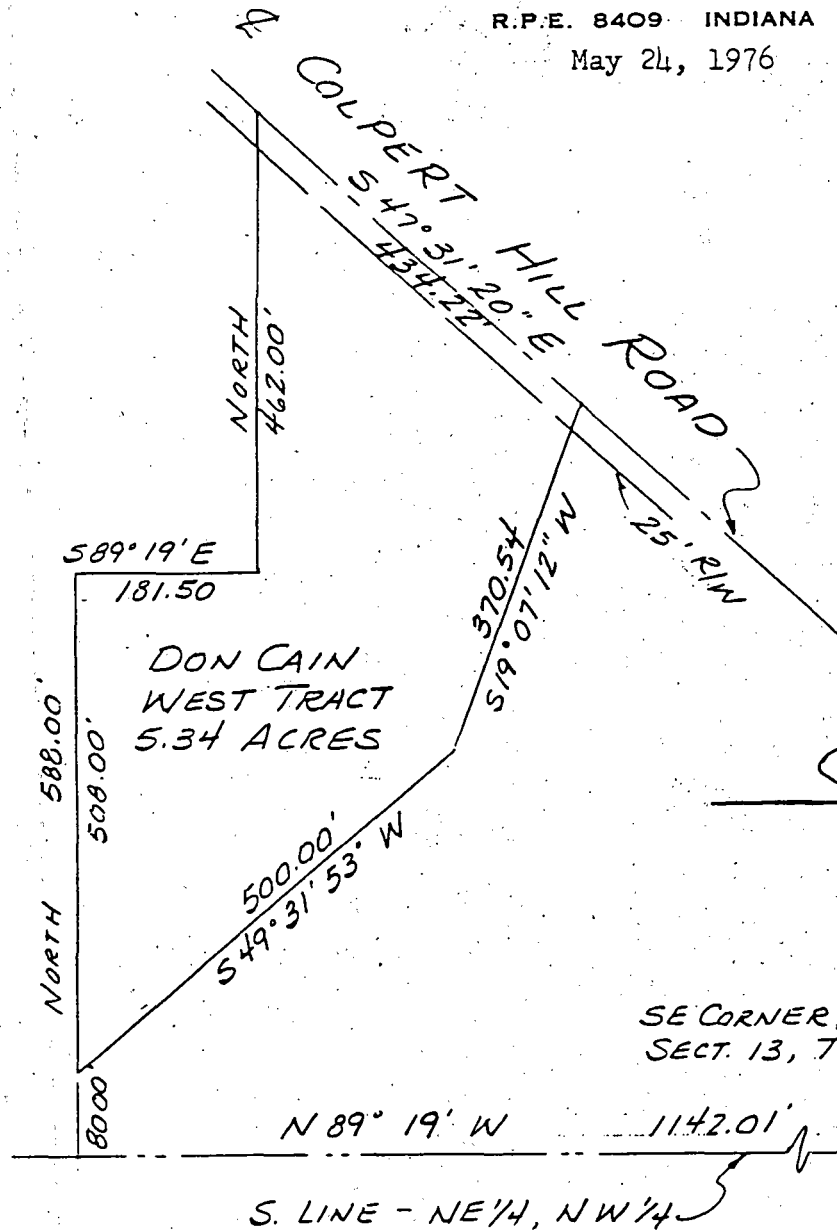
JUL 17, 1981

# RAYMOND GRAHAM

3215 N. SMITH PIKE  
BLOOMINGTON, INDIANA 47401

R.P.E. 8409 INDIANA

May 24, 1976



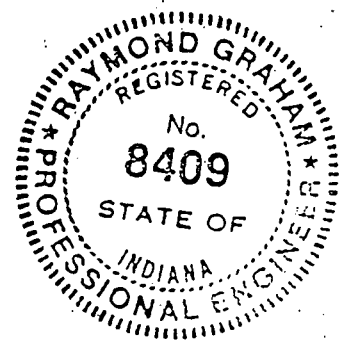
*Raymond Graham*

Raymond Graham  
Indiana RPE # 8409  
3215 N. Smith Pike  
Bloomington, Indiana

SE CORNER, NE 1/4, NW 1/4,  
SECT. 13, TWP 9 N., R. 1 W.

## DESCRIPTION - West Tract

A part of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, described as follows; starting at the Southeast corner of said Northeast quarter of the Northwest quarter, said point being in the right-of-way of Colpert Hill Road; thence North 89° 19' West on and along the South line of said quarter, quarter for 1142.01 feet; thence leaving said South line and running North for 80.00 feet and to the true point of beginning; thence continuing North for 508.00 feet; thence South 89° 19' East for 181.50 feet; thence North for 462.00 feet and to the centerline of said Colpert Hill Road; thence South 47° 31' 20" East on and along said centerline for 434.22 feet; thence leaving said centerline of Colpert Hill Road and running South 19° 07' 12" West for 370.54 feet; thence South 49° 31' 53" West for 500.00 feet and to the true point of beginning. Containing in all 5.34 acres more or less. Subject to a 25.00 feet wide county road right-of-way along the centerline of Colpert Hill Road.



*Raymond Graham*

Raymond Graham  
R.P.E. 8409, Ind.  
L.S. 9978, Ind  
3215 N. Smith Pike  
Bloomington, Indiana

Description:

A part of the Southeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana.  
Beginning at the Northwest corner of the said quarter quarter Section, thence South 87 degrees, 19 minutes East 648.65 feet; thence South 00 degrees 15 minutes 05 seconds West 1320 feet; to

the center line of Bethel Lane; thence North 89 degrees 19 minutes West over and along the center line of Bethel Lane 455.61 feet; thence North 00 degrees 34 minutes 27 seconds East 435.60 feet; thence North 89 degrees 19 seconds West 200.00 feet; thence North 00 degrees 34 minutes East 902.54 feet to the place of beginning containing 18 acres more or less.

**FILED**

JUN 26 1981

*V. Simpson*  
Auditor, Monroe County, Indiana

N 00° 34' 27" E 902.54



SCALE - 1" = 200'

JUNE 16, 1981

N 89° 19' W  
IP 200' IP

N 00° 34' 27" E  
435.60'

BETHEL  
LANE

25' R/WAY

N 89° 19' 455.61'

S 00° 15' 05" W 1320'

# NG & MAPPING

(812) 876-2305  
103 West Temperance

P. O. Box 96  
Ellettsville, Indiana 47429

## Description:

A part of Lot Number Twelve (12) in Happy Hollow Addition, said Addition being a part of the Northwest Quarter of Section Thirteen (13), Township Nine (9) North, Range One (1) West, Monroe County, Indiana, and more particularly described as follows:

Beginning at the Northeast Corner of said Lot Number Twelve (12), thence Running south Seventy-three (73) Degrees and Eleven (11) Minutes West 228.88 feet to the West Line of said Lot, thence along said West Line North Seventeen (17) Degrees and Thirty-five (35) Minutes West 24.00 feet to the Northwest Corner of said Lot, thence along the North Line of said Lot North Seventy-nine (79) Degrees and Nine (09) Minutes East 230.58 feet to the place of beginning.



Edmund O. Farkas  
Registered Land Surveyor  
Ind. Reg. No. S0114

# FILED

AUG 11 1978

*John W. Davis*  
Auditor Monroe County, Indiana

840

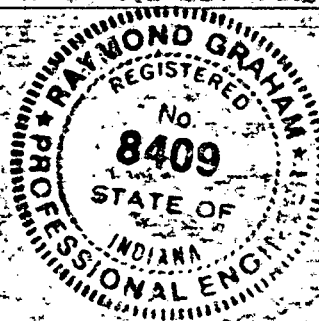
20/1977

Description:

A part of the Northeast quarter of the Southwest quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana described as follows: Beginning at the Northwest corner of the said quarter quarter, and in the centerline of Bethal lane, thence South 89 degrees 42 minutes East along said road centerline for 350.00 feet; thence South for 260.00 feet; thence North 89 degrees 42 minutes West for 350.00 feet; and to the West line of the quarter quarter; thence North along said West line for 260.00 feet and to the point of beginning, containing in all 2.12 acres more or less. Subject to a 25.00 foot right-of-way for the County Highway.

*Raymond Graham*

Raymond Graham  
R. P. E. 8409 Indiana  
3215 N. Smith Pike  
Bloomington, Ind.



SHIELDS OWNER

114

NE. RD. 350.00'

20

55.80

350

855

51.9

264.00'

314.10

SOUTH 264.00'

MARY SHIELDS

TO THE ADJUTANT

NEW ORLEANS



47402  
INSET

JACK SHIELD  
OCT 11 1900

E BETHEL LANE  
S 89° 42' W

BEGINNING NW 1/4  
VER NEW SW 1/4  
13.796 R/W

105.00

109.20

R/W

FRANK RICHARDS

NORTH 264.00'

#1  
27,720.53

#2  
20,976.50

10.64

10.66

105.00

109.20

835

N 89° 42' W 35

MARY SHIELD

Bellefleur

ROAD

N

Surveys submitted by Russell Bolden  
Blm Y-09 TAN R 1 W Sec 13 NE 4

survey done by Lee UTT  
Ed Farhas survey of Land to the north  
has discrepancies

Curry



Original sale report  
box

LEE UTT

REAL ESTATE LAND SURVEYOR NO. 80089, INDIANA

PHONE 322-8366

604 SOUTH HENDERSON

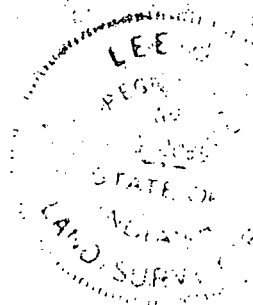
BLOOMINGTON, INDIANA 47401

Legal description: Tract 21 C. J. Meadows

A part of the East one half of the Northeast quarter of Section 12 Township 9 North, Range 1 West, Monroe County, Indiana, bounded and described as follows:

Beginning at the Northeast corner of said Section 13; thence from said point of beginning with the East line of said Section 13 and running South  $40^{\circ}-19'-46''$  West for 1370.73 feet; thence leaving said East line and running South  $40^{\circ}-48'-23''$  West for 464.49 feet; thence South  $96^{\circ}-59'-31''$  West for 603.73 feet and to the East line of Rob's Ridge Addition; thence with said East line and running North  $01^{\circ}-51'$  West for 187.17 feet and to the Southeast corner of Lot 21 in Rob's Ridge Second Addition; thence East for 11.01 feet; thence North  $00^{\circ}-01'-11''$  West for 281.93 feet; thence West for 11.01 feet and to the Northwest corner of said Lot 21; thence North  $91'$  West for 983.8' feet and to the North line of said Section 13; thence with the North line of said Section 13 and running East for 976.80 feet and to the point of beginning. Containing 36.13 acres, more or less.

Lee Utt, R. L. S. # 80089, Indiana  
November 13, 1981



Copy original to self  
abstract from

Invest. 30' to  
th. from 33'  
west line  
down to base  
to 10' at 12'

from start here  
Harris Survey

30 miles  
1000 / 1000

909' 2

100 / 1000

1000

at 10' above  
in 10' from top  
which was 10' above  
at 10' from top

# TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance  
P.O. Box 96  
Ellettsville, Indiana 474  
Phone: 812-876-2305

Page Two

## DESCRIPTION

The East Half of the Southeast Quarter of Section Twelve (12), and a part of the Northeast Quarter of the Northeast Quarter of Section Thirteen (13) all in Township Nine (9) North, Range One (1) West and more particularly described as follows:

Beginning at the Southeast corner of said Section Twelve (12); thence North Eighty-eight (88) Degrees Two (02) Minutes Forty (40) Seconds West 98.75 feet along the South line of said Section Twelve (12); thence leaving said South line South Zero (00) Degrees Zero (00) Minutes Forty-nine (49) Seconds West 593.07 feet; thence North Eighty-eight (88) Degrees Two (02) Minutes Forty (40) Seconds West 346.39 feet to the West line of the Northeast Quarter of the Northeast Quarter of said Section Thirteen (13); thence along said West line North Zero (00) Degrees Zero (00) Minutes Forty-nine (49) Seconds East 593.07 feet to the Southwest corner of said East Half; thence North Zero (00) Degrees Twenty-eight (28) Minutes Thirty (30) Seconds East 2634.61 feet along the West line of said East Half to a stone marking the Northwest corner of said East Half; thence South Eighty-seven (87) Degrees Thirty-eight (38) Minutes East 1315.66 feet along the North line of said East Half to the Northeast corner of said East Half; thence South Zero (00) Degrees Eleven (11) Minutes Forty-eight (48) Seconds West 2625.53 feet along the east line of said Section Twelve (12) to the point of beginning.

Containing 79.78 acres, in Section Twelve.

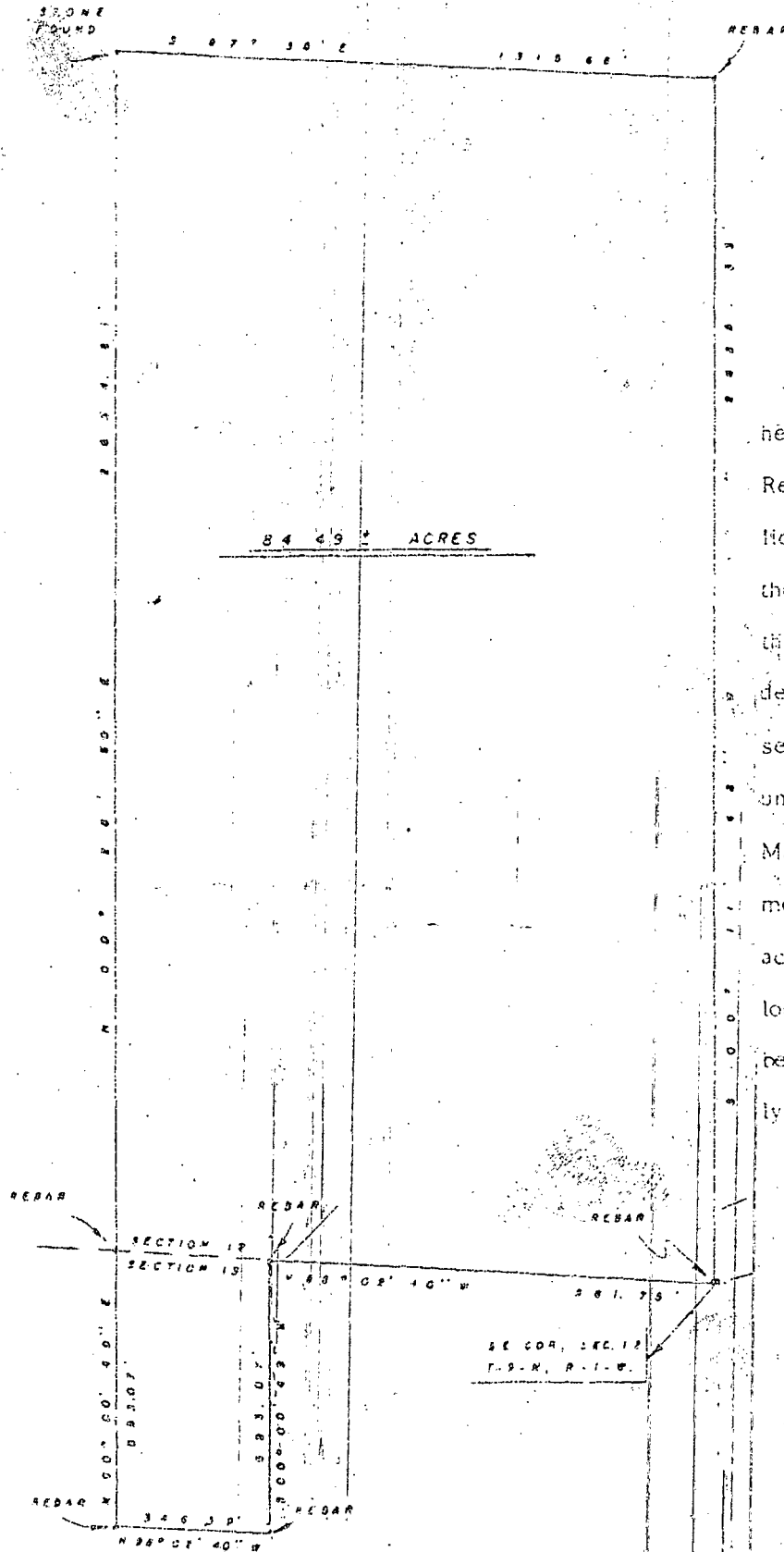
Containing 4.71 acres, in Section Thirteen.

Containing 84.49 acres, more or less, in all.

TRI CO Surveying & Mapping

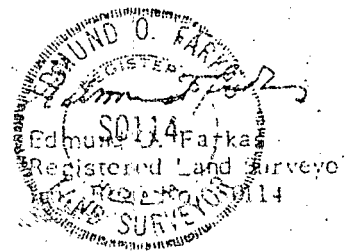
Edmund O. Farxas, Registered Land Surveyor

107 West Temperance  
P.O. Box 96  
Ellettsville Indiana 47429  
Phone: 812-876-2305



I, Edmund C. Farkas,

hereby certify that I am a  
Registered Land Surveyor  
licensed in compliance with  
the Laws of the State of Indiana  
that this plat and the following  
description correctly repre-  
sent a land survey completed  
under my supervision on  
March 30, 1981; that all  
monuments shown thereon  
actually exist and that their  
location and type are to the  
best of my knowledge accurate-  
ly shown.



To \_\_\_\_\_  
Date 7/31 Time \_\_\_\_\_ ☐ AM ☐ PM

**WHILE YOU WERE OUT**

M Ben Studd

of \_\_\_\_\_

Phone (\_\_\_\_) 876-3342

Area Code

Number

Extension

|                   |                          |                 |                          |
|-------------------|--------------------------|-----------------|--------------------------|
| TELEPHONED        | <input type="checkbox"/> | PLEASE CALL     | <input type="checkbox"/> |
| CALLED TO SEE YOU | <input type="checkbox"/> | WILL CALL AGAIN | <input type="checkbox"/> |
| WANTS TO SEE YOU  | <input type="checkbox"/> | URGENT          | <input type="checkbox"/> |

RETURNED YOUR CALL ☐

Message \_\_\_\_\_

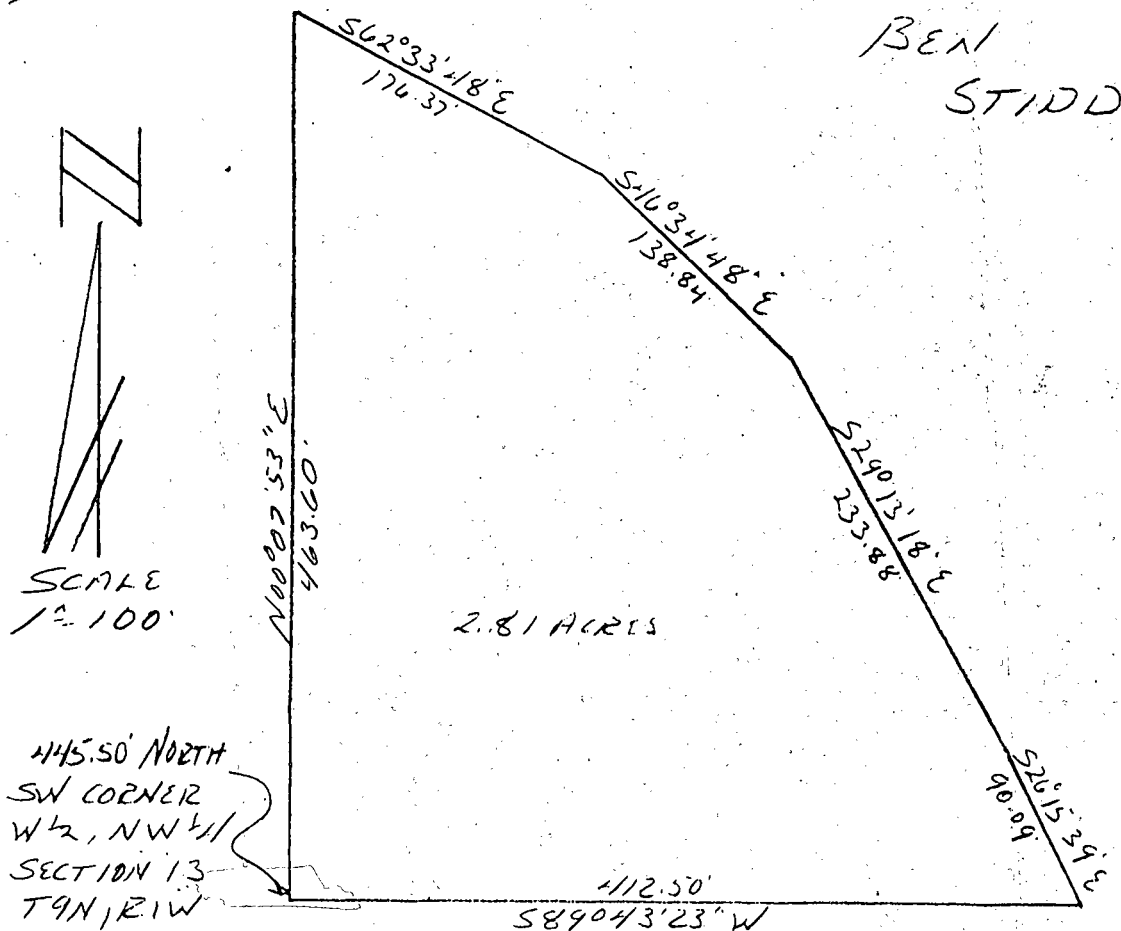
Someone has  
Removed DROP  
CORNER.  
(Signature)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Operator



reorder 23-700

**Green Cycle**  
**RECYCLED PAPER**



#### DESCRIPTION:

Part of the West half of the Northwest quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, described as follows: Beginning at a point that is 445.50 feet North of the Southwest corner of the West half of the Northwest quarter of Section 13, Township 9 North, Range 1 West, thence running North 00°07'53" East for 463.60 feet, thence running South 62°33'48" East for 176.37 feet, thence running South 46°34'48" East for 138.84 feet, thence running South 29°13'18" East for 233.88 feet, thence running South 26°15'39" East for 90.09 feet, thence running South 89°43'23" West for 412.50 feet and to the point of beginning. Containing 2.81 acres, more or less.



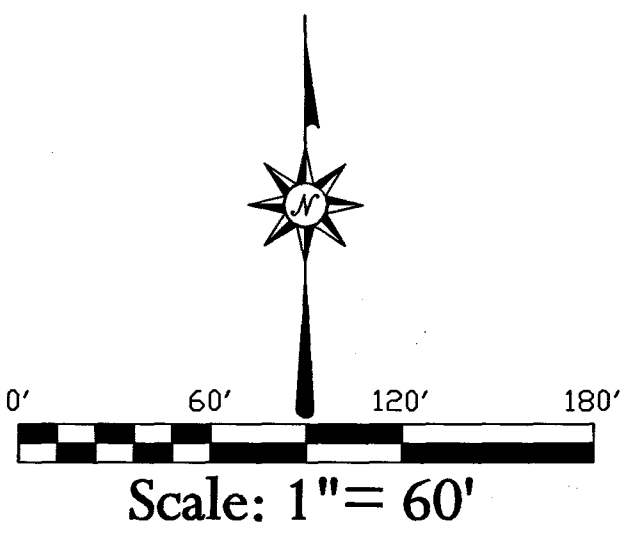
*Raymond Graham*

RAYMOND GRAHAM  
RPE 8409 LS 9978 IND  
3215 N. Smith Pike  
Bloomington, Indiana  
July 7, 1987



# INNISBROOKE SUBDIVISION AMENDMENT #1 (LOT #10)

RECEIVED  
DEC 13 2007  
MONROE COUNTY PLANNING

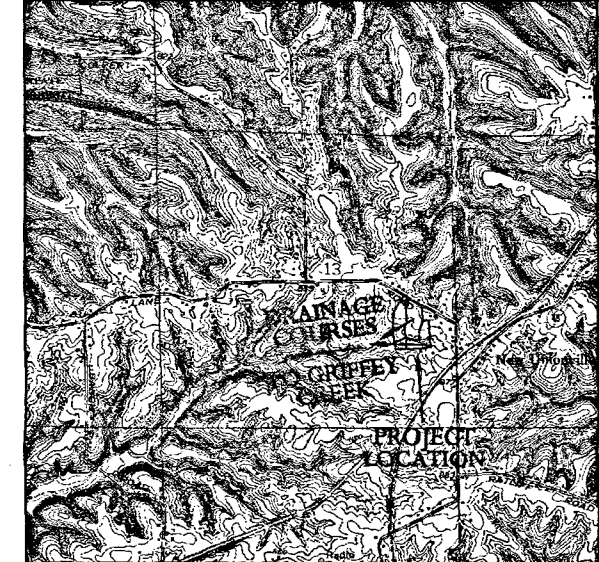


## LEGEND

- These standard symbols will be found in the drawing.
- = Set 5/8" Iron Pin (30" in Length)
  - ◆ = Found P.K. Nail
  - = Found Iron Pin

## LOCATION MAP

Scale: N.T.S.



PARENT TRACT PLAT #: L-10  
SOURCE OF TITLE: D. R. Instr. #: 2007004001  
OWNER OF RECORD & DEVELOPER / SUBDIVIDER:  
Randall K. Wilson and Marianne M. Wilson  
4816 Bethel Lane  
Bloomington, Indiana 47408  
Phone #: (812) 345-0811  
The zoning of the subject property is Conservation Residential (CR) and Environmental Constraints Overlay 3 (ECO3).  
The zoning of all adjoining is Conservation Residential (CR), Suburban Residential (SR), Agricultural/Rural Reserve (AG/RR) and Environmental Constraints Overlay 3 (ECO3).  
The proposed use of all lots is single family residence.

## SETBACK TABLES

| AG / RR             |     |
|---------------------|-----|
| Front Yard Setback: | 25' |
| Rear Yard Setback:  | 35' |
| Side Yard Setback:  | 15' |
| CR                  |     |
| Front Yard Setback: | 25' |
| Rear Yard Setback:  | 35' |
| Side Yard Setback:  | 15' |
| SR                  |     |
| Front Yard Setback: | 25' |
| Rear Yard Setback:  | 10' |
| Side Yard Setback:  | 5'  |

|                  |                  |
|------------------|------------------|
| Drawn By: JDR    | Date: 10/01/2007 |
| Approved By: LLI | Date: 10/01/2007 |
| Project L.D.:    | Sheet: 1 of 1    |
| WILSONRFP.dwg    |                  |

**DEDICATION OF PUBLIC RIGHTS-OF-WAYS:**  
Owner/Developer:  
Randall K. Wilson and Marianne M. Wilson, owners of the real estate shown and described herein, do hereby certify, lay off and plat lots numbered one through ten B to be known as INNISBROOKE SUBDIVISION. Rights-of-ways not heretofore dedicated are hereby dedicated to Monroe County, Indiana.  
In accordance with this plat and certification, this plat shall be known as INNISBROOKE SUBDIVISION, AMENDMENT #1.  
There are building setbacks on this plat upon which no structures may be erected or maintained.  
Witness our hands and seals this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Randall K. Wilson  
4816 Bethel Lane  
Bloomington, Indiana 47408  
Phone #: (812) 345-0811  
Marianne M. Wilson  
4816 Bethel Lane  
Bloomington, Indiana 47408  
Phone #: (812) 345-0811

STATE OF INDIANA )  
COUNTY OF MONROE ) SS:

Before me, the undersigned Notary Public, in an for said County and State, personally appeared Randall K. Wilson and Marianne M. Wilson, husband and wife, and each separately and severally acknowledged the execution of the foregoing instrument as his or her voluntary act and deed, for the purposes therein expressed.

Witness my hand and notarial seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Notary Public: \_\_\_\_\_

County of Residence: \_\_\_\_\_ (Seal)

My Commission Expires: \_\_\_\_\_

These parcels were created through the Major Subdivision procedure and approved by the Monroe County Plan Commission on : \_\_\_\_\_  
Date: \_\_\_\_\_

Legal Description: Innisbrooke Subdivision, Lot #10

A part of the Southeast quarter of Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, bounded and described as follows: Beginning at a point on the South line of the North one half of said Southeast quarter, said point being South 89 degrees 22 minutes 13 seconds West 423.00 feet from the Southeast corner of said North one half of the Southeast quarter; thence from said point of beginning and running South 89 degrees 22 minutes 13 seconds West for 605.46 feet; thence North 00 degrees 16 minutes 16 seconds West for 606.02 feet; thence North 33 degrees 17 minutes 19 seconds East for 350.00 feet, and to the centerline of Bethel Lane; thence along said centerline and running South 56 degrees 42 minutes 41 seconds East for 104.79 feet; thence South 58 degrees 36 minutes 13 seconds East for 108.06 feet; thence South 61 degrees 09 minutes 22 seconds East for 137.15 feet; thence leaving said centerline and running South 00 degrees 51 minutes 38 seconds East for 249.09 feet; thence South 84 degrees 21 minutes 53 seconds East for 105.20 feet; thence South 00 degrees 59 minutes 11 seconds East for 452.63 feet and to the point of beginning. Containing 10.00 acres more or less.

Subject to all legal easements and rights of way of record.  
Subject to a 35 foot right of way from the centerline of Bethel Lane.

## STORM & SURFACE DRAINAGE:

This is to certify that the subject property does not appear to be located in a special flood hazard area, according to FHB, Panel # 180444-0004 A.

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

## SURVEYOR'S CERTIFICATE:

I, Lee Utt, hereby certify that I am a Registered Land Surveyor licensed in compliance with the laws of the State of Indiana; that this plat accurately represents a survey completed by me and that all monuments shown thereon actually exist; and that their location, size and type are, to the best of my knowledge, accurately shown.

Date: \_\_\_\_\_  
(Seal)  
Lee Utt, R. L. S. #80089, Indiana  
1604 South Henderson Street  
Bloomington, Indiana 47401  
Phone #: (812) 332-6366

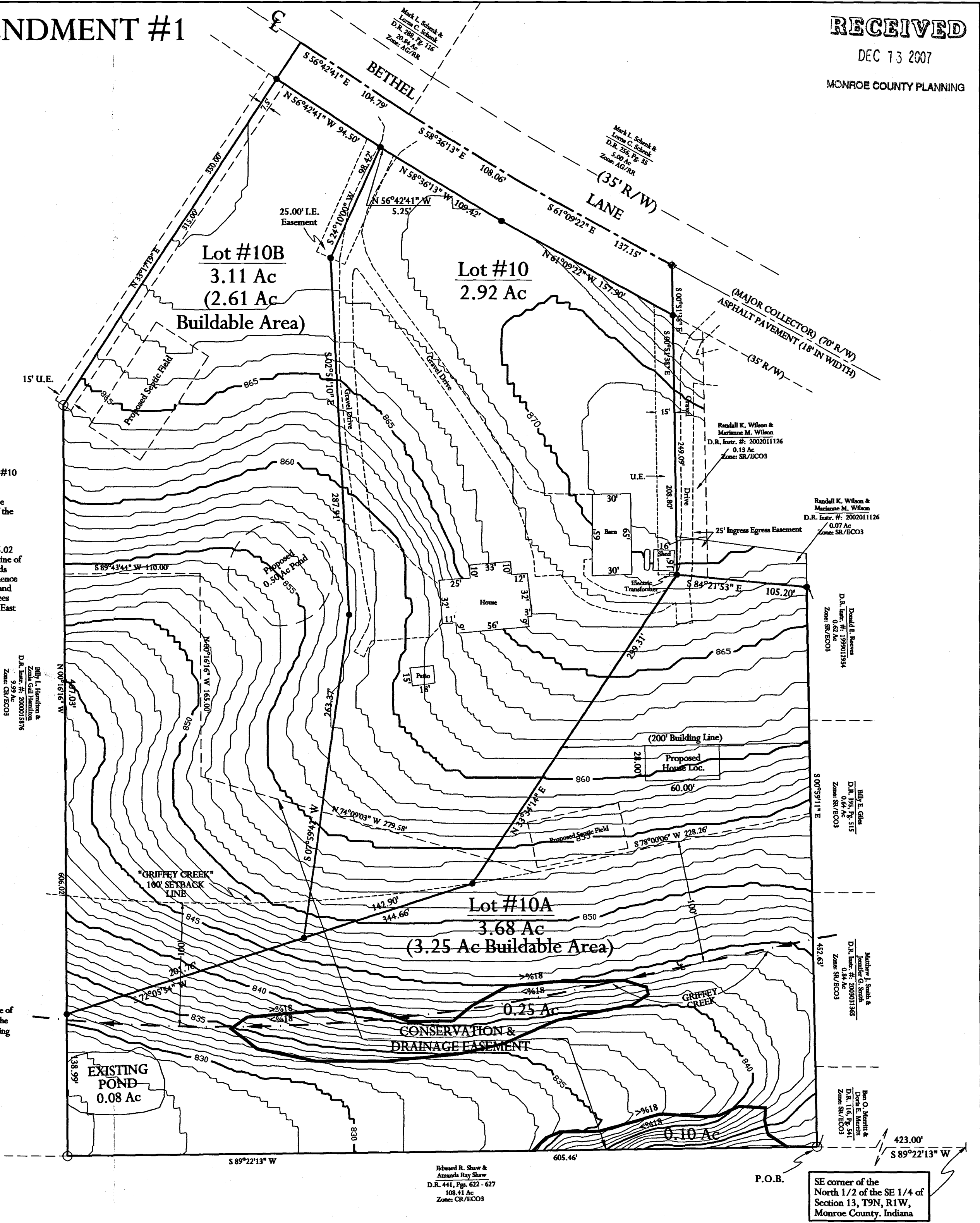
## COMMISSION CERTIFICATE:

Under the authority of Chapter 174, Act of 1947, as amended by the General Assembly of the State of Indiana, and the Monroe County Subdivision Control Ordinance, this parcel was created through the Major Subdivision procedure and approved by the Monroe County Plan Commission at a meeting held on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Monroe County Plan Commission:

President: \_\_\_\_\_  
Secretary: \_\_\_\_\_

Inspected and approved by: \_\_\_\_\_





LEGAL SURVEY  
A PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF  
SECTION 13 TOWNSHIP 9 NORTH, RANGE 1 WEST MONROE COUNTY,  
INDIANA

AREA FOR COUNTY  
RECORDER

NOTES:

- 1)  $\frac{5}{8}$ " Rebar will be set at all property corners.
- 2). Fieldwork completed December 2014.
- 3). Basis of bearing (State Plane - Indiana West).
- 4). Source of title Now or Formerly owned by Florian E. Walker & Pamela S. Schultz, as found in Instrument 2005002081 & 2014011090 in the office of the Monroe County Recorder.
- 5). Reference is made to a survey by Lee Utt dated October 13th, 1971 for Eldon Condra.
- 6). Reference is made to a survey by Lee Utt dated October 23rd, 1972 for Kenneth Patton.
- 7). Reference is made to a survey by Lee Utt dated February 4th, 1974 for Elizabeth Stewart.
- 8). Reference is made to a survey by Lee Utt dated March 5th, 1973 for Hickory Hills Addition.
- 9). Reference is made to a survey by Lee Utt for Mary E. Weller & Christopher Robbins dated October 13th, 2000.
- 10). Reference is made to a survey by Douglas Curry dated August 31st 2011 for David Gray & Susan Boulding.
- 11). Reference is made to a survey by Bledsoc Tapp & Riggert dated October 20th 1999 for Ilene Claycomb.
- 12). I affirm, under penalty for perjury, that I have taken responsible care to redact each Social Security Number in this document, unless required by law.

## CERTIFICATION

The within survey was performed without the benefit of source of title and is subject to any statement of facts revealed by the same.

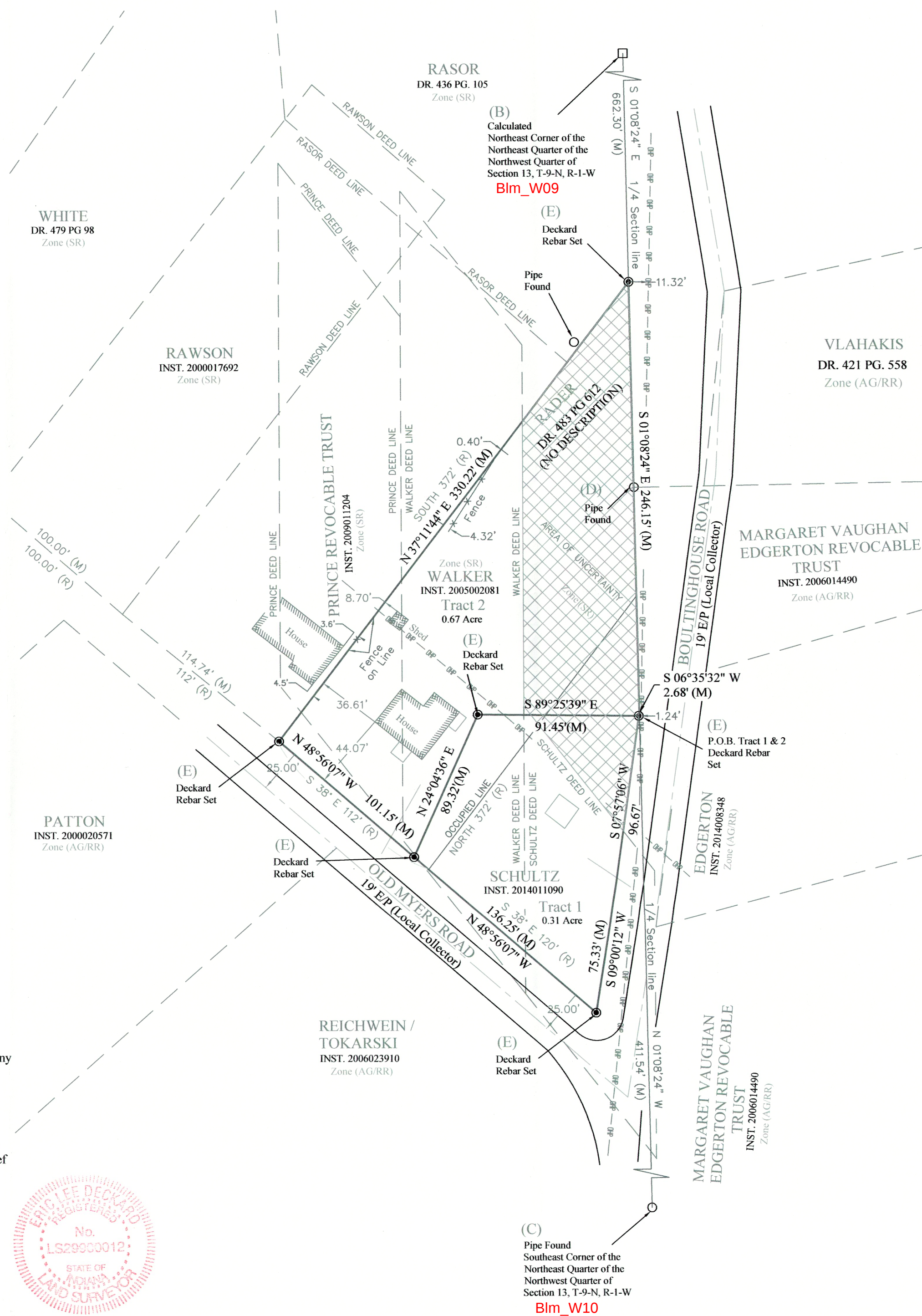
Easements have been located in the field and prepared with this survey drawing. This qualification will be removed upon receipt and inspection of current title work.

Subject to the above reservation, the survey work shown hereon was performed either by me or under my direct supervision and control and to the best of my knowledge and belief was performed according to the survey requirements of 865 IAC 1-12-1 through 19.

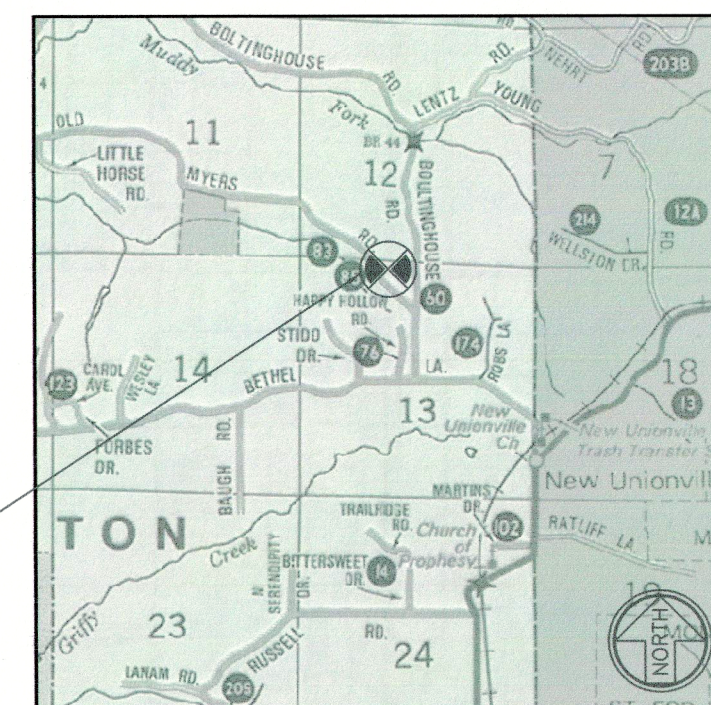
Certified this 19 day of December, 2014.

Eric L. Deckard  
Registered Surveyor LS 29900012  
State of Indiana

**State of Indiana**



## PROJECT LOCATION



### LOCATION MAP

BLOOMINGTON TWP.  
TOWNSHIP 9 N  
RANGE 1 W  
SECTION 13

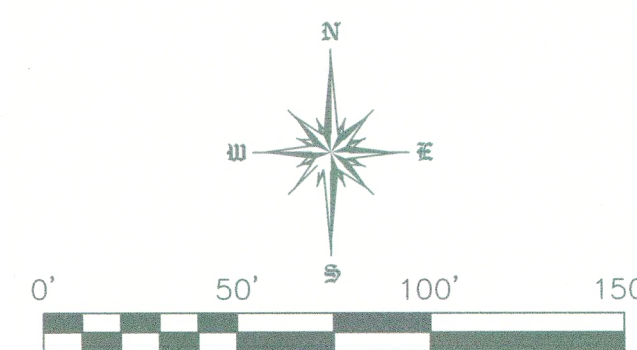
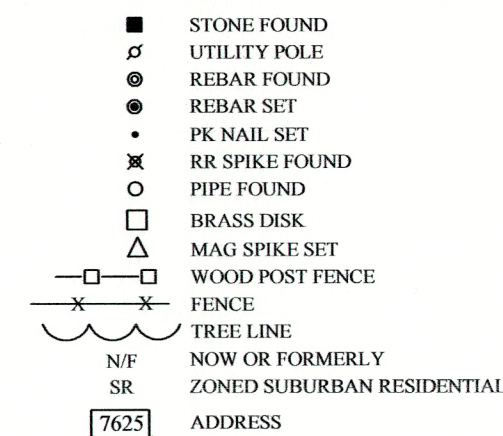
## SETBACK TABLE

Front - 25' (Local)  
Side - 5' for Residential / Accessory Structures  
Rear - 10' for Residential / Accessory Structures  
These lots are for "Single Family" use.

---

ZONE: (SR) Suburban Residential

## LEGEND



SCALE 1" = 50'

**DECKARD**  
LAND SURVEYING  
1604 S. HENDERSON STREET  
BLOOMINGTON IN. 47401  
TELEPHONE (812)961-0235  
FAX (812)323-7536  
E-MAIL: [DECKARD@MSN.COM](mailto:DECKARD@MSN.COM)

JOB TITLE  
LEGAL SURVEY  
WALKER / SCHULTZ  
A PART OF SECTION 13, T9N, R1W

[illegible]

|          |         |
|----------|---------|
| SURVEYED | AW & ED |
| DRAFTED  | ELD     |
| CHECKED  | ELD     |
| DATE     |         |

|            |          |
|------------|----------|
| JOB NUMBER | 14-136   |
| SHEET      | 1        |
| OF         | 2        |
| DATE       | 12/15/14 |
| BNDY.SHT   |          |



AREA FOR COUNTY  
RECORDER

- A). (Variances) in the reference monuments
- B). (Discrepancies) in the record description and plats
- C). (Inconsistencies) in lines of occupation and;
- D). (Relative Positional Accuracy) "RPA"

**SUBJECT PROPERTY:**

REFERENCE MONUMENTS:

B). The Northeast corner of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West was calculated based on several surveys performed by Lee Utt. Referenced surveys by Lee Utt are listed as follows: 1). For Eldon Condra dated October 13th 1971, 2). For Kenneth Patton dated October 23rd 1972, 3). For Elizabeth Stewart dated February 4, 1974, 4). For Kenneth Patton dated August 8th 1975, 5). Mary E. Weller & Christopher Robbins dated October 13, 2000. No monument was recovered in this location, however several monument from the previously mentioned surveys still remain and were used to calculate said corner.

D). A 1 1/2 inch diameter pinch top pipe 1 inch below the surface of the ground was found marking the Northwest corner of the land now or formerly owned by Margaret Vaughan Edgerton Revocable Trust as found in Instrument 2006014490. This pipe is believed to have been set in a survey by Lee Utt dated August 8th 1975. This pipe was accepted and held as said corner and as a point on the east line of the Northeast quarter of the Northwest quarter of said Section 13.

LINES OF OCCUPATION:

The lines of occupation, which affect this survey, are detailed as follows:

1). The centerline of Boultinghouse Road was found running north and south along the east line of the land now or formerly Pamela Schultz (Instrument 2014011090). The centerline lies 25 feet east of the east line of said property.

2). The centerline of Old Meyers Road was found running Northwesterly along the south lines of the land now or formerly Pamela Schultz (Instrument 2014011090) and the land now or formerly Florian E. Walker (Instrument 2005002081). The centerline lies 25 feet south of the south line of said properties.

3). A partial wire fence was meandering between the land now or formerly Florian E. Walker (Instrument 2005002081) and the land now or formerly Prince Revocable Trust (Instrument 2009011204). This fence meanders from 0.01 feet south of line at the south end to 0.40 feet north of line at the north end.

4). An overhead power line was found running north and south along the east line of the land now or formerly Florian E. Walker. This power line meandering from 11.32 feet east of line at the north end to 1.24 feet east of line at the south end.

## RECORD DESCRIPTIONS:

1) The record descriptions in this area were found to be very poorly described. Several ambiguities exist with the record descriptions and are listed as follows:

a). The east and west lines of the lands owned by Florian E. Walker (Instrument 2005002081), Pamela E. Schultz (Instrument 2014011090), and Prince Revocable Trust (Instrument 2009011204) were found to be described running north and south. This survey found that this is not what is being possessed nor how the description should construed. The land previously mentioned were found to be occupying lines perpendicular to Old Meyers Road. The ambiguous calls in the historic description create large overlaps and gaps with the surrounding deeds. It is my opinion that all three legal descriptions should have new legal description prepared and deeds recorded.

b). An adjoining deed to the north was found for Cleo Rader (Deed Record 483 page 612) in the office of the Monroe County Recorder. The deed was unable to be plotted. It is my belief that one of the large deed gaps in the area was assigned a parcel number by the Monroe County Auditor and sold at sheriff sale. I found no evidence of occupation by Cleo Rader to exist on the subject properties.

c). The north and south lines of the lands owned by Florian E. Walker (Instrument 2005002081), Pamela E. Schultz (Instrument 2014011090), and Prince Revocable Trust (Instrument 2009011204) were found to be described running North 38 degrees West and parallel to Old Meyers Road. This survey found that the bearing used in the historic description does not agree with the actual bearing of the road by several degrees.

A part of the Northeast quarter of the Northwest quarter Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, being more particularly described as follows:

Commencing at a pipe found marking the Southeast corner of the Northeast quarter of the Northwest quarter of said Section 13; thence North 01 degrees 08 minutes 24 seconds West along the east line of said quarter quarter for a distance of 411.54 feet to the west right-of-way of Boultinghouse Road and a rebar set stamped "Deckard" marking the point of beginning; thence the following two (2) courses and distances along said right-of-way 1). South 07 degrees 57 minutes 06 seconds West for a distance of 96.67 feet; 2). South 09 degrees 00 minutes 12 seconds West for a distance of 75.33 feet to the intersection of the west right-of-way of Boultinghouse Road and the north right-of-way of Old Meyers Road being marked by a rebar; thence North 48 degrees 56 minutes 07 seconds West along said North right-of-way for a distance of 136.25 feet to a rebar stamped "Deckard"; thence North 24 degrees 04 minutes 36 seconds East for a distance of 89.32 feet to a rebar stamped "Deckard"; thence South 89 degrees 25 minutes 39 seconds East for a distance of 91.45 feet to the Point of Beginning, containing 0.31 acre, more or less.

Subject to the right-of-ways of Boultinghouse Road and Old Meyers Road and all legal easements of record.

A part of the Northeast quarter of the Northwest quarter Section 13, Township 9 North, Range 1 West, Monroe County, Indiana, being more particularly described as follows:

Commencing at a pipe found marking the Southeast corner of the Northeast quarter of the Northwest quarter of said Section 13; thence North 01 degrees 08 minutes 24 seconds West along the east line of said quarter quarter for a distance of 411.54 feet to the west right-of-way of Boultinghouse Road and a rebar set stamped "Deckard" marking the point of beginning; thence leaving said right-of-way North 89 degrees 25 minutes 39 seconds West for a distance of 91.45 feet to a rebar stamped "Deckard"; thence South 24 degrees 04 minutes 36 seconds West for a distance of 89.32 feet to a rebar set stamped "Deckard" marking a point on the north right-of-way of Old Meyers Road; thence North 48 degrees 56 minutes 07 seconds West along said right-of-way for a distance of 101.15 feet to a rebar set stamped "Deckard"; thence North 37 degrees 11 minutes 44 seconds East for a distance of 330.22 feet to a point on the east line of said quarter quarter being marked by a rebar stamped "Deckard"; thence South 01 degrees 08 minutes 24 seconds East along said quarter quarter line for a distance of 246.15 feet to the west right-of-way of Boultinghouse Road; thence South 06 degrees 35 minutes 32 seconds West along said right-of-way for a distance of 2.68 feet to the Point of Beginning, containing 0.67 acre, more or less.

Subject to the right-of-ways of Boultinghouse Road and Old Meyers Road and all legal easements of record.

The within survey was performed without the benefit of source of title and is subject to any statement of facts revealed by the same.

Easements have been located in the field and prepared with this survey drawing. This qualification will be removed upon receipt and inspection of current title work.

Subject to the above reservation, the survey work shown hereon was performed either by me or under my direct supervision and control and to the best of my knowledge and belief was performed according to the survey requirements in 805 IAC 1-12-1 through 19.

Certified this 19 day of December, 2014.

Eric L. Deckard  
Registered Surveyor LS 29900012  
State of Indiana

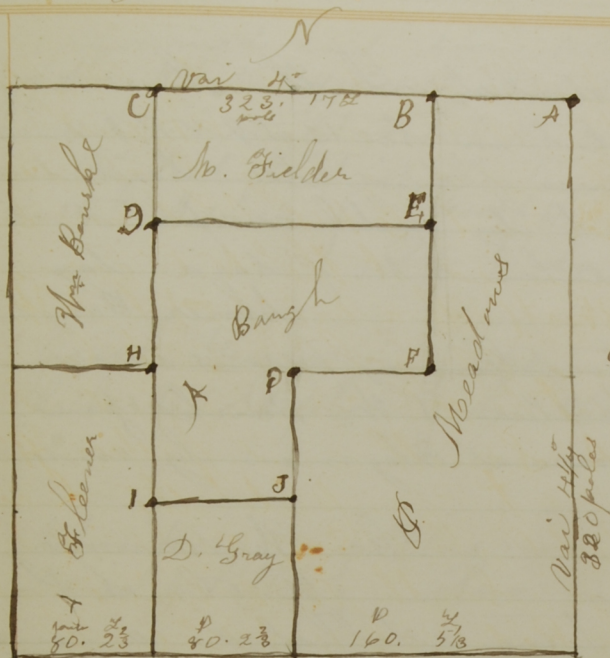


BLOOMINGTON TWP.  
TOWNSHIP 9 N  
RANGE 1 W  
SECTION 13



Jan 21<sup>st</sup> 22<sup>nd</sup> 23<sup>rd</sup> 24<sup>th</sup> 1880

299



Surveyed for Abner. Baugh  
Pleasant Meadows. Mary Fielder  
Wm Bourke. A. Ellener & D Gray  
in Sec 13 T. 9 N. R. 1 W and  
established corners as per  
plat the (Letters representing  
the corners) and field notes  
accompanying

N.E. C  
A Beech 18 S 58 1/2° W 14 2/3 Lhs  
Hickory 9 N 35° W 40 "

B B. Oak 15 N 73° W 6 1/4 Lhs  
W Oak 3 S 72° W 23 1/2 Lhs

C B. Oak 5 N 51° W 21 Lhs  
W. Oak 5 N 33° W 28 "

D Hickory 14 S 39° E 40 Lhs  
W Oak 2 S 77 1/2° E 18 "

E Gum 8 N 86° W 15 1/4 Lhs  
Sugar 2 1/2 S 30° E 4 1/2 "

F { witness  
Lime Stone planted East 15 Lhs  
" " " North 15 Lhs

D { Ash forked near the ground  
witness taken on middle fork  
12 in in Diameter N 71° W 8 2/3 Lhs  
B. Walnut 4 S 59° E 45 1/2 Lhs

H B. Walnut 9 N 21° E 7 1/4 Lhs

{ Poplar forked at the ground  
witness made on East fork S 58° W 102 Lhs

i { W. Oak 18 S 66° E 28 1/2 Lhs  
Hickory 11 N 37 1/2° W 7 3/8 "

J Beech 15 S 41° W 11 Lhs  
do 10 S 86 1/2° W 38 "

The above Survey was made in compliance with the  
following notice served on all the parties at least  
ten days previous to the commencement of Survey

Jan 11<sup>th</sup> 1880

Notice is hereby given to Arch Ellener, Wm Bourke  
Mary Fielder, Pleasant Meadows, & David Gray that  
I will proceed together with the County Surveyor  
or his Deputy on Wednesday the 21<sup>st</sup> of Jan 1880

Over







LEGAL SURVEY  
A PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF  
SECTION 13 TOWNSHIP 9 NORTH, RANGE 1 WEST MONROE COUNTY,  
INDIANA

AREA FOR COUNTY  
RECORDER

NOTES:

- 1)  $\frac{5}{8}$ " Rebar will be set at all property corners.
- 2). Fieldwork completed December 2014.
- 3). Basis of bearing (State Plane - Indiana West).
- 4). Source of title Now or Formerly owned by Florian E. Walker & Pamela S. Schultz, as found in Instrument 2005002081 & 2014011090 in the office of the Monroe County Recorder.
- 5). Reference is made to a survey by Lee Utt dated October 13th, 1971 for Eldon Condra.
- 6). Reference is made to a survey by Lee Utt dated October 23rd, 1972 for Kenneth Patton.
- 7). Reference is made to a survey by Lee Utt dated February 4th, 1974 for Elizabeth Stewart.
- 8). Reference is made to a survey by Lee Utt dated March 5th, 1973 for Hickory Hills Addition.
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- 12). I affirm, under penalty for perjury, that I have taken responsible care to redact each Social Security Number in this document, unless required by law.

## CERTIFICATION

The within survey was performed without the benefit of source of title and is subject to any statement of facts revealed by the same.

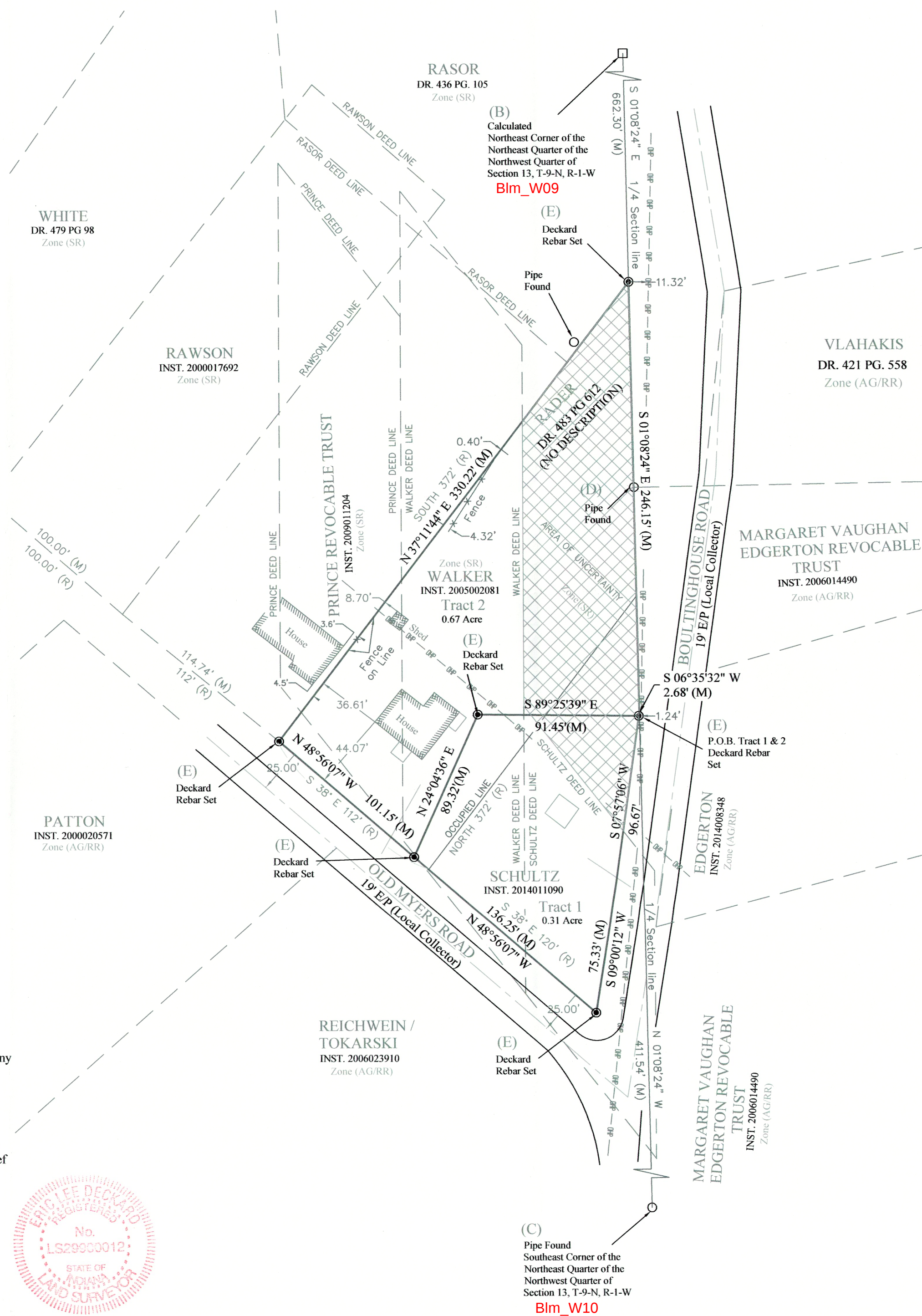
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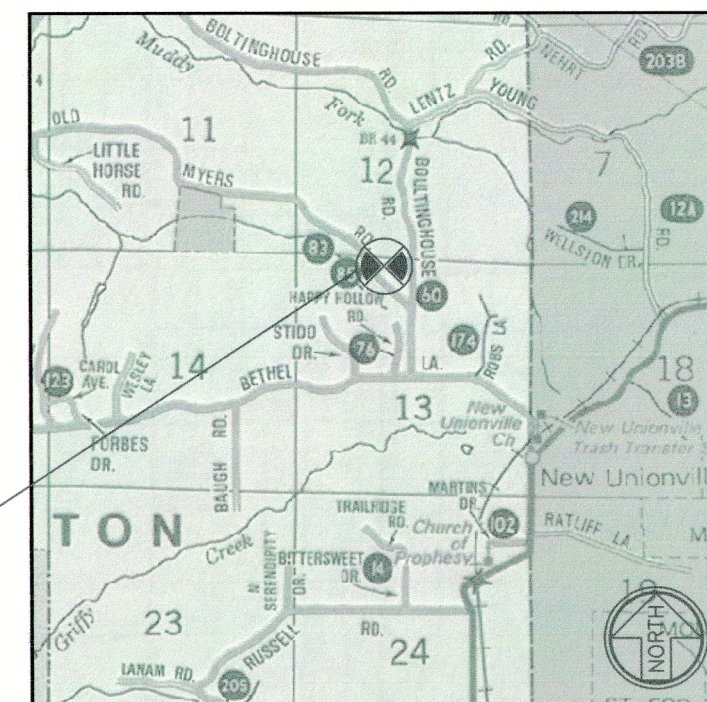
Certified this 19 day of December, 2014.

Eric L. Deckard  
Registered Surveyor LS 29900012  
State of Indiana

**State of Indiana**



## PROJECT LOCATION



### LOCATION MAP

BLOOMINGTON TWP.  
TOWNSHIP 9 N  
RANGE 1 W  
SECTION 13

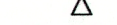
## SETBACK TABLE

Front - 25' (Local)  
Side - 5' for Residential / Accessory Structures  
Rear - 10' for Residential / Accessory Structures  
These lots are for "Single Family" use.

---

ZONE: (SR) Suburban Residential

### LEGEND

-  STONE FOUND  
 UTILITY POLE  
 REBAR FOUND  
 REBAR SET  
 PK NAIL SET  
 RR SPIKE FOUND  
 PIPE FOUND  
 BRASS DISK  
 MAG SPIKE SET  
 WOOD POST FENCE  
 FENCE  
 TREE LINE  
 NOW OR FORMERLY  
 ZONED SUBURBAN RESIDENTIAL  
 ADDRESS



SCALE 1" = 50'

**DECKARD**  
LAND SURVEYING  
604 S. HENDERSON STREET  
BLOOMINGTON IN: 47401  
TELEPHONE (812)961-0235  
FAX (812)323-7536  
E-MAIL: DECKARD@MSN.COM



JOB TITLE  
LEGAL SURVEY  
WALKER / SCHULTZ  
A PART OF SECTION 13. T9N

[illegible]

|          |         |         |     |         |     |      |          |
|----------|---------|---------|-----|---------|-----|------|----------|
| SURVEYED | AW & ED | DRAFTED | ELD | CHECKED | ELD | DATE | 12/15/14 |
|----------|---------|---------|-----|---------|-----|------|----------|

|            |              |
|------------|--------------|
| JOB NUMBER | 14-136       |
| SHEET      | 1<br>OF<br>2 |
| DATE       | 12/15/14     |
| BNDY.SHT   |              |



AREA FOR COUNTY  
RECORDER

In accordance with Title 865, IAC, 1-12 sections 1-30 of the Indiana Administrative Code, the following observations and opinions are submitted regarding the various uncertainties in the location of lines and corners established on this survey as a result of:

- The relative positional accuracy (due to random errors in measurement) of this survey is within that allowable for a Suburban survey (0.13' plus 100 PPM) as defined I.A.C. Title 865 ("relative positional accuracy" means the value expressed in feet or meters that represents the uncertainty due to random errors in measurements in the location of any point on a survey relative to any other point on the same survey at the 95 percent confidence level.")

A Legal Survey was performed on the properties now or formerly owned by Florian E. Walker & Pamela S. Schultz as found in Instrument Number 2005002081 & 2014011090 respectively in the Office of the Monroe County Recorder. The purpose of this survey is to retrace and describe the two properties accurately as located in Section 13, Township 9 North, Range 1 West, Monroe County, Indiana.

A). A railroad spike was found 2 inches below grade in the centerline of Boultinghouse Road near the Northeast corner of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West. This spike is referenced in a survey performed by Lee Utt for Mary Weller & Christopher Robbins dated October 13th, 2000. This spike was accepted and held as a witness to the Northeast corner of the Northeast quarter of the Northwest quarter of said Section.

- B). The Northeast corner of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West was calculated based on several surveys performed by Lee Utt. Referenced surveys by Lee Utt are listed as follows: 1). For Eldon Condra dated October 13th 1971. 2). For Kenneth Patton dated October 23rd 1972. 3). For Elizabeth Stewart dated February 4, 1974. 4). For Kenneth Patton dated August 8th 1975. 5). Mary E. Weller & Christopher Robbins dated October 13, 2000. No monument was recovered in this location, however several monument from the previously mentioned surveys still remain and were used to calculate said corner.

- C). A 2 inch diameter pipe was found flush with the ground marking the Southeast corner of the Northeast quarter of the Northwest quarter of Section 13, Township 9 North, Range 1 West. This pipe was set in a survey by Lee Utt dated August 8th 1975 for Kenneth Patton. This pipe was accepted and held as said corner.

- D). A 1 1/2 inch diameter pinch top pipe 1 inch below the surface of the ground was found marking the Northwest corner of the land now or formerly owned by Margaret Vaughan Edgerton Revocable Trust as found in Instrument 2006014490. This pipe is believed to have been set in a survey by Lee Utt dated August 8th 1975. This pipe was accepted and held as said corner and as a point on the east line of the Northwest quarter of the Northwest quarter of said Section 13.

- E). The centerlines of Old Meyers Road and Boultinghouse Road were used to calculate a 25 foot offsets, used for the North right-of-way of Old Myers Road and the West right-of-way of Boultinghouse Road respectively. Monuments stamped "Deckard" were set at the intersection of the occupied lines and the respective right-way.

The lines of occupation, which affect this survey, are detailed as follows:

- 1). The centerline of Boultinghouse Road was found running north and south along the east line of the land now or formerly Pamela Schultz (Instrument 2014011090). The centerline lies 25 feet east of the east line of said property.

- 2). The centerline of Old Meyers Road was found running Northwesterly along the south lines of the land now or formerly Pamela Schultz (Instrument 2014011090) and the land now or formerly Florian E. Walker (Instrument 2005002081). The centerline lies 25 feet south of the south line of said properties.

- 3). A partial wire fence was meandering between the land now or formerly Florian E. Walker (Instrument 2005002081) and the land now or formerly Prince Revocable Trust (Instrument 2009011204). This fence meanders from 0.01 feet south of line at the south end to 0.40 feet north of line at the north end.

- 4). An overhead power line was found running north and south along the east line of the land now or formerly Florian E. Walker. This power line meandering from 11.32 feet east of line at the north end to 1.24 feet east of line at the south end.

1) The record descriptions in this area were found to be very poorly described. Several ambiguities exist with the record descriptions and are listed as follows:

- a). The east and west lines of the lands owned by Florian E. Walker (Instrument 2005002081), Pamela E. Schultz (Instrument 2014011090), and Prince Revocable Trust (Instrument 2009011204) were found to be described running north and south. This survey found that this is not what is being possessed nor how the description should construed. The land previously mentioned were found to be occupying lines perpendicular to Old Meyers Road. The ambiguous calls in the historic description create large overlaps and gaps with the surrounding deeds. It is my opinion that all three legal descriptions should have new legal description prepared and deeds recorded.

- b). An adjoining deed to the north was found for Cleo Rader (Deed Record 483 page 612) in the office of the Monroe County Recorder. The deed was unable to be plotted. It is my belief that one of the large deed gaps in the area was assigned a parcel number by the Monroe County Auditor and sold at sheriff sale. I found no evidence of occupation by Cleo Rader to exist on the subject properties.

- c). The north and south lines of the lands owned by Florian E. Walker (Instrument 2005002081), Pamela E. Schultz (Instrument 2014011090), and Prince Revocable Trust (Instrument 2009011204) were found to be described running North 38 degrees West and parallel to Old Meyers Road. This survey found that the bearing used in the historic description does not agree with the actual bearing of the road by several degrees.

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Subject to the right-of-ways of Boultinghouse Road and Old Meyers Road and all legal easements of record.

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Subject to the right-of-ways of Boultinghouse Road and Old Meyers Road and all legal easements of record.

The within survey was performed without the benefit of source of title and is subject to any statement of facts revealed by the same.

Easements have been located in the field and prepared with this survey drawing. This qualification will be removed upon receipt and inspection of current title work.

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Certified this 19 day of December, 2014.

Eric L. Deckard  
Registered Surveyor LS 29900012  
State of Indiana

